

# Client Full

751 Gouldman Ln, Great Falls, VA 22066

Active

Residential

\$1,197,000



Recent Change: **04/10/2019 : NEW Listing : New Listing->ACT**

Upcoming OH:Public: Sun Apr 14, 1:00PM-4:00PM

MLS #:	VAFX1050764	Beds:	4
Tax ID #:	0122 01 0001A1	Baths:	3 / 1
Ownership Interest:	Fee Simple	Above Grade Fin SQFT:	3,334 / Assessor
Structure Type:	Detached	Price / Sq Ft:	359.03
Levels/Stories:	3+	Year Built:	1984
Waterfront:	No	Style:	Farmhouse/National Folk
Garage:	Yes	Central Air:	Yes
		Basement:	Yes

## Location

County:	Fairfax, VA	School District:	Fairfax County Public Schools
In City Limits:	No	High School:	Langley
Subdiv / Neigh:	None Available	Middle/Junior School:	Cooper
		Elementary School:	Great Falls

## Taxes and Assessment

Total Taxes / Year:	\$10,738 / 2018	Tax Assessed Value:	\$907,380 / 2018
County Tax:	\$10,434 / Annually	Imprv. Assessed Value:	\$389,380
Clean Green Assess:	No	Land Assessed Value:	\$518,000
Zoning:	100	Special Assmt:	\$304
Tax Book:	11323, Page 0881	Land Use Code:	132
		Block/Lot:	14A

## Rooms

		Bed	Bath
Storage Room:	Lower 1 6 x 12	Main	1 Half
Den:	Lower 1 12 x 15	Upper 1	4
Bonus Room:	Lower 1 18 x 15		3 Full
Family Room:	Lower 1 13 x 30		
Office:	Main 12 x 9		
Laundry:	Main 6 x 9		
Bathroom:	Main 5 x 7		
Breakfast Room:	Main 16 x 14		
Foyer:	Main 7 x 19		
Living Room:	Main 14 x 18		
Dining Room:	Main 13 x 15		
Kitchen:	Main 22 x 12		
Master Bedroom:	Upper 1 26 x 14		
Master Bathroom:	Upper 1 10 x 16		
Bedroom:	Upper 1 13 x 13		
Bathroom:	Upper 1 7 x 9		
Bedroom:	Upper 1 13 x 12		
Bathroom:	Upper 1 6 x 7		
Bedroom:	Upper 1 14 x 13		

## Building Info

Above Grade Fin SQFT: 3,334 / Assessor  
Below Grade Fin SQFT: 1,264 / Estimated  
Total Below Grade SQFT: 1,264 / Estimated  
Total Fin SQFT: 4,598 / Estimated  
Tax Total Fin SQFT: 3,334  
Total SQFT: 4,598 / Estimated  
Basement Type: Fully Finished, Walkout Level

Construction Materials: HardiPlank Type

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**Lot**

Lot Acres / SQFT: 2.53a / 110,250sf / Assessor

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**Interior Features**

Interior Features: Air Filter System, Breakfast Area, Built-Ins, Central Vacuum, Kitchen - Island, Master Bath(s), Skylight(s), Walk-in Closet(s), Water Treat System, Wet/Dry Bar, Window Treatments, Wood Floors, 4 Fireplace(s), Gas/Propane, Mantel(s), Screen, Wood, Built-In Microwave, Central Vacuum, Cooktop, Dishwasher, Disposal, Dryer, Icemaker, Oven-Wall, Refrigerator, Washer, Accessibility Features: None

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**Exterior Features**

Exterior Features: Satellite Dish

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**Parking**

Parking: Attached Garage, 2-Car Garage, 2 Attached Garage Spaces, Garage Door Opener, Garage - Side Entry, 2 Total Garage and Parking Spaces

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**Utilities**

Utilities: Central A/C, Heat Pump(s), Zoned, Cooling Fuel: Electric, Heating: Heat Pump(s), Zoned, Heating Fuel: Natural Gas, Hot Water: Natural Gas, Water Source: Well, Sewer: On Site Septic

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**Remarks**

Public: Beautiful classic country home near Great Falls Village. Mature dogwoods line the entrance driveway giving the 2.5-acre property a private, estate-like feel. Gleaming fully refinished hardwood deck wraps around the inviting front entrance. Elegant reclaimed tobacco barn wood flooring throughout main level and upper level hallway. Fully renovated kitchen with polished granite center island, under-cabinet lighting, full complement of stainless-steel appliances, wine cooler, integrated desk work space and adjoining breakfast room with wood burning stone fireplace. Classic French doors open to bi-level flagstone courtyard perfect for outside entertaining. Adjacent mud room with added hardwood cabinet space and slate tile flooring. Sunlit formal dining room connects perfectly through double French doors with the living room and stone fireplace with rustic wood mantel. Spacious home office on main level includes built in hardwood shelving and cabinets. Four bedrooms on upper level with large, elegant completely renovated master suite featuring fireplace with white mantle and brick hearth surround, three walk-in closets, large soaking tub, separate glass enclosed shower, skylight, linen closet and custom mirrors and cabinetry. Master opens to separate side balcony for great front views and sipping fine wine. Renovated Jack and Jill bathroom for two bedrooms. Lower level features generous game room, den area and recreation room with bar and fireplace with brick surround (one of four in the home). Entire home recently repainted.

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**Listing Details**

Original Price:	\$1,197,000	DOM:	1
Vacation Rental:	No		
Sale Type:	Standard		
Listing Term Begins:	04/10/2019		
Possession:	Settlement		
Disclosures:	Prop Disclosure		

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Public: 04/14/2019 1:00PM-4:00PM  
Stop by and see this gorgeous light-filled home!