



Status: ACTIVE

MLS#: FQ7746139

Postal City: Warrenton

Class: Residential

Listing Type: Excl. Right

Legal Subdiv: BROADVIEW ACRES

Advertised Subdiv: BROADVIEW ACRES

Model Name: SPLIT FOYER

Tax ID: 6984-08-4534

Age: 43

Style: Split Foyer

Total Taxes:

Year Built: 1969

Type: Detached

Address: 338 DOVER RD

County/State: FAUQUIER, VA

Election District: 10

Inc. City/Town: WARRENTON

Date Avail: 05-Jan-2012

ADC Map: 25J5

Area: 23-1

Tax Year:

Tot Sqft - Fin: 2,230

TH Type:

List Price: \$1,500

Zip Code: 20186-2308

Ownership: Fee Simple, Rental

TBM Map:

Lot AC/SF: 0.38/16,540

HOA Fee: /

C/C FEE: /

Levels: 2

Fireplaces: 0

<u>INTERIOR</u>	<u>Total</u>	<u>Main</u>	<u>Upper 1</u>	<u>Upper 2</u>	<u>Lower 1</u>	<u>Lower 2</u>	<u>Schools</u>
Bedrooms:	4	2	0	0	2	0	ES:
Full Baths:	2	1	0	0	1	0	MS:
Half Baths:	0	0	0	0	0	0	HS:

Room List: Living Room, Dining Room, Bedroom-Second, Bedroom-Third, Bedroom-Fourth, Kitchen, Family Rm, Bedroom-First, Lndry-Sep Rm, Utility Room

<u>Room</u>	<u>Dimension</u>	<u>Level</u>	<u>Flooring</u>	<u>Fireplace</u>
Living Room	13 x 13	Main	Wood	
Dining Room	11 x 11	Main	Wood	
Bedroom-First	13 x 12	Main	Wood	
Bedroom-Second	13 x 12	Main	Wood	
Bedroom-Third	13 x 12	Lower 1	Vinyl	
Bedroom-Fourth	13 x 12	Lower 1	Vinyl	
Kitchen	12 x 12	Main	Vinyl	
Family Room	20 x 15	Lower 1	Vinyl	

Main Entrance: Foyer

Interior Style: Floor Plan-Traditional

Dining/Kitchen: Kit-Table Space, Sep Dining Rm, Breakfast nook

Appliances: Dishwasher, Dryer, Exhaust Fan, Extra Refrg/Frz, Icemaker, Microwave, Oven/Range-Electric, Range hood, Refrigerator, Washer

Amenities: Attic-Strs Pull Dwn, Washer/Dryer Hookup, Wood Floors

Property Condition: Shows Well

Security:

Windows/Doors:

Walls/Ceilings:

Basement (Y/N): Yes

Basement Type: Daylight, Partial, Full, Fully Finished, Heated, Improved, Partially Finished, Rear Entrance, Walkout Stairs

Basement Entrance: Inside Access, Rear Entrance



Handicap: None
Unit Description:
R-Factor Basement:
Tot Sqft - Fin: 2,230

R-Factor Ceiling:
Above Grade Fin/Unfin:1,230 /

House Dimensions:
R-Factor Walls:
Below Grade Fin/Unfin: 1,000/ 230
Tax Living Area: 1,230

DIRECTIONS: Warrenton: Bear Wallow Road to L on Norfolk, R on Plain, L on Dover to home on right

AGENT REMARKS: Henley application in the document section. Certified Funds Required

INTERNET REMARKS: Ready to move into this large 4 bedroom, 2 bath home in the town of Warrenton, over 1200 finished sqft per floor. Hardwood floors and vinyl. Water radiant warm heat, CAC, deck. Three car garage with floor attic above.

EXTERIOR

New Construction: No
Buiding Sites/Lots:
Soil Type:
Exterior:
Exterior Construction: Brick, Frame
Lot Description:
Other Structures: Above Grade, Below Grade
Roads:
Roofing:
Topography:
Transportation:
View Exposure:
Transfer Development Rights:

Builder Name:
Lot Dimensions:

Lot Sqft: 16,540
Lot Acreage: 0.38
Total Units:

PARKING: Drwvy/Off Str, Garage

Type of Garage: Attached, Front Loading Garage
Type of Carport:
Parking Block/Square:
Parking Space #:

Garage Spaces: 3
Carport Spaces:
Parking Inc in List Price:
Parking Inc in Sale Price:

Fenced Acres:
Assigned Spaces:
Parking Lot:

UTILITIES

Heating System: Radiator
Cooling System: Central A/C
Hot Water: Natural Gas
Water: Public
TV/Cable/Comm:

Heating Fuel: Natural Gas
Cooling Fuel: Electric
Sewer/Septic: Public Sewer
Metering:

FARM: No

WATER: No

VACATION: No

FINANCIAL INFORMATION

Lease Clause: LB Application, LB Lease, No Smokers, Pets-Not Allowed
Tenant Responsible: All Utilities, Frz Wtr Pipe Dmg, Gutter Cleaning, Insurance, Lawn/Tree/Shrub Care, LBulbs/Filters/Fuses/Alarm Care, Window/Screens
Rent Includes: Trash Removal
Rent Special: Unfurnished

Security Deposit: \$1,500
Move In Fee: \$0
Pets Allowed: No

Pet Deposit:
Elevator Use Fee: \$0
Repair Deductible: \$0.00

Processing Fee: \$35

Date Available: 05-Jan-2012
Min Lease: 12
Max Lease: 12

Project Approved:
Possession:
Tenants Rights: Vacant
Current Financing/Loan:
New Financing:
Cash to Assume:
Amortized Years:
Special Assessment:

Owner/Private Finance:
Balloon- # of Years:
Remaining Yrs:

Interest Rate:
Annual Rent Income:
Special Assessment 2:

Years:
Rental Year:
Remaining Yrs:

LEGAL INFORMATION

Lot: 95	Block/Square:	Section:	Phase:
Parcel Number:	Liber #:	Folio #:	Zoning Code: 15
Master Plan Zoning:	Historic Designation ID:		Tax Map #: 6984-08-4534-000
Contract Info:			
Disclosures: Lead Based Paint			
Documents:			
Special Permits:			

OWNER, SHOWING CONTACT, PROPERTY MANAGEMENT INFORMATION

Owner 1 Name: Church	Home #:	Office #:
Showing Contact 1: VACANT GO SHOW	Home #:	Office #:
	Monthly Rent:	Lease Exp. Date:
Show Instructions: Lockbox-Sentrilock, Vacant		
Show Time: -		
Prop Mgmt Company: HENLEY MANAGEMENT REALTY, INC	Show Days:	
Prop Mgr's Name: DON KHOURY	Office Phone:	Fax#:
	Phone:	

LISTING AGENT/BROKER/COMPENSATION

Listing Agent: DON KHOURY , ID: 3015753	Home: (540) 341-4350	Home Fax: (540) 341-8753
Cell Phone:	Agent Office: (540) 341-4350	Pager:
Agent Email: info@realestatephd.com		Voice Mail: x
Company: Henley Management Realty, Inc., HMRI1		
Address: 5440 Old Alexandria Tpke, Warrenton, VA 20187		
Sub-Agent Comp: 0	Buyer-Agent Comp: .25%	Add'l Comp: 0
Dual Agency: No	Variable Rate Comp: No	Desg Rep: No
List Date: 29-Dec-2011	Update Date: 11-Jan-2012	Update Type: MEDIA
Orig Price: \$1,500	Prior LP:	Days on Mkt MLS:: 15
Photo Option: Lister will Submit All		Total Photos: 6
		Off Mkt Date:
		Days on Mkt Property: 15
		Advertising: IDX-PUB

