

# The Ditto Group Presents

## 4102 Knowles Avenue, Kensington, Maryland

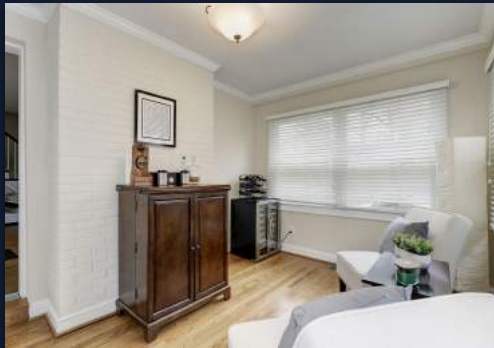


Welcome to this updated three bedroom, two bath Colonial home located in Warners Addition to Kensington. Among its many features, please take note of the updated kitchen with stainless steel appliances and granite countertops, as well as updated bathrooms, beautiful hardwood floors and double pane windows. Enjoy the living room with fireplace that opens out to a private side den. The exterior offers a wonderful deck overlooking the beautifully landscaped yard and gardens. The large circular driveway provides ample parking space. Centrally located, you are minutes to downtown Kensington which offers a wonderful weekly Farmers Market, local shops (with more coming soon), the Marc train, a neighborhood swim/tennis club, library and restaurants. You are also close to the Kensington Public Library, Beach Drive with its bike/walking paths, Strathmore Hall and the Metro!

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**THE DITTO GROUP**  
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#### Level One:

##### Living Room with Fireplace

- 15' x 11'9"
- stairs to second level with coat closet
- crown molding
- hardwood flooring
- door to den

##### Den

- 11'10" x 7'7"
- outside entrance to deck
- lots of windows
- hardwood flooring

##### Large Dining Room & Rear Entrance Area

- 18'2" x 9'10"
- crown molding
- recessed lighting
- outside entrance to back yard
- hardwood flooring
- step down to kitchen

##### Updated Kitchen (Remodeled 2006)

- granite countertops
- Aristokraft cabinets
- Frigidaire stainless steel refrigerator
- Frigidaire stainless steel gas stove and range
- Frigidaire stainless steel microwave
- Frigidaire stainless steel dishwasher
- deep sink with disposal
- garden window over sink
- recessed lighting
- ceramic tile floor

- tub with ceramic tiling
- ceramic tile floor

##### Bedroom # 3

- 10'3" x 10'3"
- closet
- updated light fixture
- hardwood flooring

#### Lower Level:

##### Hardwood Flooring on Stairway

##### Recreation Room

- 11'5" x 9'1"
- carpeted
- double doors to laundry area
- door to utility closet

##### Laundry Area

- ceramic tile flooring
- Frigidaire washer & dryer

##### Office

- 12'5" x 8'11"
- carpeted
- two windows
- closet

##### Updated Full Bath 2007

- Kohler pedestal sink
- Kohler toilet
- shower
- ceramic tile flooring

#### Level Two:

##### Landing

- linen closet
- hardwood flooring

##### Bedroom # 1

- 15'10" x 10'1"
- two closets
- updated light fixture
- hardwood flooring

##### Step up Landing # 2

- attic access
- hardwood flooring

##### Bedroom # 2

- 15'7" x 12'3"
- large closet
- updated light fixture
- hardwood flooring

##### Updated Full Bath 2006

- Kohler pedestal sink
- Kohler toilet
- medicine cabinet

#### Additional Features:

Double Pane Windows 2006

Circular Driveway

Front Door 2007

Storage shed

Gas Forced Air Heat

Central Air Conditioning

Fenced back Yard, Cedar Fence 2011

Roof 2006

Furnace/AC 2006

Schools:

Kensington Parkwood Elementary School

North Bethesda Middle School

Walter Johnson High School

Please Note: Room Sizes are Approximate.

**Legal Description:** Lot 9, Block 1

**Subdivision:** Warners Addition to Kensington

**Year Built:** 1939

**Lot Size:** 6,000 square feet

Estimated property tax and non-tax charges in the first full fiscal year of ownership is \$ 6,622.31.

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