



# CLARKSBURG TOWN CENTER

Take advantage of the \$8,000 stimulus package  
First come First serve



23730 Clarksmead Dr. #102  
CLARKSBURG, MD 20871

[CLICK HERE FOR A MAP](#)

**MPDU UNIT TYPE:** Garden Condo Unit  
**Price:** \$120,000  
**Bedroom:** 1  
**Bath:** 1  
**Square Footage:** Living Area 889 sq. ft.  
**Closing Costs Credit:** \$3,870  
**Earnest Money Deposit:** \$1,000  
**HOA + Condo Fees:** \$345.55 per month\*

\* includes management, common grounds and exterior building maintenance, snow and trash removal, swim pool, tennis courts, hiking and biking paths.

**Anticipated taxes and non-tax charges for 1st yr of ownership on condo:** \$1,191.37.

Property is located in the Clarksburg Special Taxing District

## INTERIOR:

- The entry is directly off the building entry foyer and there are no steps anywhere. The unit foyer has a guest closet, and opens onto a large, bright living room dining room combination.
- The entire apartment has been freshly painted and the flooring is neutral throughout. The unit has a 9' high ceilings which add to the sense of spaciousness and there is crown molding in the dining area.
- The kitchen features top of the line stainless steel GE Profile appliances and a stainless steel sink with fashionable faucets, lovely wood cabinets, and lots of cupboard and counter space, including a breakfast bar.
- There is a French door to the private patio and utility closet. The master bedroom is large and bright and has a walk-in closet. The dual entry full bath has ceramic tile surrounding the tub/shower combination. There is also a large closet with a washer and dryer hook-ups.
- The unit is served with gas heat and cooking, and electric cooling and hot water heater.
- The seller is providing a one year HMS Warranty on the plumbing electrical and mechanical systems of the home.

## OPEN HOUSE:

**SUN. Jan. 10, 2010 from 10:30am to 1:00pm**  
**Be sure - to bring your MPDU Certificate, HCI class certificate and Lender Letter**



Exterior View



Open Interior



Jackie Simon, GRI, Broker  
Jackie Simon Homes, LLC

Realtor for Seller MHP Scattered Site Inc.

20424 Aspenwood Lane, Montgomery Village, MD 20886, 301-873-3115