



Just Listed

**3249
MOUNTAIN LAUREL
LOOP**

Dumfries, VA 22026

VIRTUAL TOUR

WaysideVillageHome.com

**m THE
MUSSER
TEAM**

Welcome Home!

Welcome home to this beautifully updated four bedroom, two and a half bath home with 1,720 square feet of living space and one car garage in the desirable Wayside Village community. The updated kitchen features granite countertops, stainless steel appliances, a pantry, and breakfast area. The versatile main level includes formal living and dining rooms, a sitting room, and a 4th bedroom/family room with a Murphy bed and powder room. Luxury vinyl plank flooring throughout the main level. Upstairs, the spacious primary suite offers a walk-in closet and a luxury bath with a frameless glass shower, dual vanity, and soaking tub. Two more bedrooms and a second full bath complete the upper level. Enjoy a fully fenced backyard, plus access to community amenities: pool, basketball and tennis courts, playgrounds, and trails. Conveniently located close to Quantico, Potomac Mills Mall, Stonebridge Town Center, and VRE/DC commuting. New roof in 2020.



Features & Amenities

GENERAL

- Renovated Colonial
- Recently added 4th bedroom and half bath
- Private patio perfect for grilling
- Fully fenced backyard
- 1- car garage

MAIN LEVEL

Living Room

13' x 14'

- Fireplace
- Closet
- Luxury vinyl plank flooring

Sitting Room

11' x 12'

- Crown molding
- Luxury vinyl plank flooring

Dining Room

11' x 11'

- Crown molding
- Updated light fixture
- Luxury vinyl plank flooring

Kitchen 12' x 9'

- Breakfast area 6' x 9'
 - Updated light fixture
 - Sliding door to patio
- Granite countertops
- Stainless steel appliances
- Pantry
- Luxury vinyl plank flooring

4th Bedroom/

Family Room 11' x 12'

- Recessed lighting
- Murphy bed
- Powder room
 - White vanity
- Luxury vinyl plank flooring

UPPER LEVEL

Primary Bedroom 11' x 17'

- Walk-in closet
- Barn door to bathroom
- Carpet

Primary Bath

- Dual vanity
- Soaking tub
- Frameless walk-in shower
- Tile floors

Bedroom 2 10' x 11'

Bedroom 3 11' x 10'

- Closet
- Carpet

Full Bath

- Updated light fixture
- Tub shower w/ tile surround
- White vanity
- Tile floors

SYSTEMS

- Roof 2020
- HVAC
- LG washer/dryer

COMMUNITY AMENITIES

- Pool
- Tennis courts
- Basketball courts
- Tot lots
- Walking trails

LOCATION

- Walmart Supercenter 0.6 miles
- Potomac Shores Golf Club 3.0 miles
- Tidewater Grill 3.0 miles
- Stonebridge Town Center 5.3 miles
- VRE Station 6.5 miles
- Potomac Mills Mall 7.0 miles
- Quantico Marine Corps Base 8.5 miles

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All information deemed reliable, but should be independently verified.



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