



Special Features and Upgrades 110 Denise Street Stafford, Virginia 22554

New driveway - 2015

New granite counters, dishwasher, cooktop and double oven - 2015

New flooring in kitchen, laundry room and pantry – 2016

Refrigerator replaced in 2010

New hardwood flooring in front bedroom, main floor master bedroom, and family room – 2009

New roof with architectural shingles with a 30-year guarantee on shingles and 15 year on workmanship.

New gutter guards with a 20-year warranty for labor and materials (including cleaning if needed). Warranty is transferrable to new owner. – 2012

Windows replaced (7) in 2016

New deck – 2016

**New Central VAC with VACU-FLO hose and accessories
(with carpet attachment) - 2010**

HVAC (lower unit) replaced in 2005

HVAC (upper unit) replaced in 2006

TRANE clean air filtration system 2006

New ceiling fans 2016

Comfort height, water saver toilets

Alarm and intercom systems

New LED lights (4) on outside corners of house

Two masonry wood-burning fireplaces

Three car attached garage

Home has 7 bedrooms and 5.5 bathrooms. Two master suites – one on main level and one on upper level. Main level master has a beautifully remodeled bathroom with walk-in shower, dual sinks with granite vanities and two closets.

One additional bedroom on main level with its own private, full bathroom.

Upper level has one master bedroom plus two additional bedrooms and a 42 x 13 bonus room that can be finished and used for a playroom, den, library, study or anything you can imagine. This room has HVAC and new windows.

Lower level has two bedrooms and one full bathroom (one bedroom – no window)

All bedrooms are very large with lots of closet space

Huge formal living room

Large main floor family room

Basement is larger than most 3-level homes with 2,854 square feet of living space. Basement also has 2 bedrooms, 1 full bath, huge storage closet, 54 x 30 family room with wood burning fireplace and an additional room that could be an 8th bedroom or more storage (has a window).

Harwood flooring throughout most of the main floor (except kitchen)

Huge walk-in pantry

Large laundry room

Beautiful, private 3-acre lot with beautiful mature trees

Public water and NO HOA!