

COMPASS



GLOVER PARK

3740 W St NW



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4 BD 2.5 BA 1,878 SF \$1,095,000

3740 W Street NW is an elegant 4 Bedroom and 2.5 Bath Wardman-style rowhome in friendly Glover Park. Set on a lovely block of homes that boast deep front yards and wonderful curb appeal, this bright and renovated residence is also surrounded by mature trees and backs to Glover Archbold Park for added privacy. The popular shops and eateries of Glover Park are just a few blocks away, offering easy access to Trader Joe's, Safeway, Ace Hardware, Rocklands BBQ, and more. Outdoor lovers can enjoy the immediate proximity to Glover Archbold Park, Guy Mason Recreation Center, Dumbarton Oaks, and Montrose Park. Located just north of Georgetown, a short walk or bus ride can land you in the middle of some of DC's most sought-after boutiques, amenities, and restaurants.

Graced with charming characteristics and memorable style, 3740 W Street NW showcases 4 Bedrooms and 2.5 Baths throughout 3 finished floors and includes off-street parking for one. This home has been renovated throughout and has a desirable floor plan that features a number of additional elements that make this home special. The Main Level begins with a Foyer and Center Hall that leads to a stylish Powder Room dressed in a custom wall covering. Beautiful hardwood floors, custom millwork, and plantation shutters are found throughout. The Living Room is adorned in handsome built-ins and flows directly into the Dining Room. The Kitchen is complete with stainless steel appliances, a contemporary tile backsplash that complements the countertops perfectly, and gas cooking. A fantastic addition to this home is the Sunroom, a transitional space that is flooded with sunlight and opens directly to the expansive Rear Deck.

There are 3 Bedrooms and 1 Full Bath on the Upper Level as well as an Office space. The Primary Bedroom has direct access to the Dual-Entry Full Bath that has a double vanity, a skylight, and a large jetted tub/shower. The Second Bedroom opens to a bright Office/Den that overlooks the backyard. The Third Bedroom is lined with closet space and may also be used as a dedicated Dressing Room.

The finished Walkout Lower level includes a Family Room, a Bedroom, Full Bath, Bonus Room, and Utility/Laundry Room. The Lower Level walks out to the Covered Patio and Off-Street Parking area.



KEY FACTS:

- 4 Bedrooms
- 2.5 Baths
- 3 Levels
- Total Tax Living Area: 1,878 SF
- Off-Street Parking
- Rear Deck
- Covered Patio & Garden
- Built in 1936
- Tax ID: 1314//0117
- 2020 Real Estate Taxes: \$8,168
- Lot Size: 0.04 Acre/ 1,800 SF
- Heating Fuel: Natural Gas, Electric
- Heating Type: Forced Air, Radiator
- Cooling Fuel: Electric
- Cooling Type: Central A/C
- Hot Water Fuel: Natural Gas
- Schools: Stoddert ES, Hardy MS, Wilson HS



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