



**FACTS & FIGURES:**

- Subdivision: Springbrook
- Lot Size: 4.18 acres
- Lot: 8 BLK: E
- Taxes: \$12,085.89
- Roof: Composition
- Heat: Propane
- Cool: Electric Central Air
- Fireplaces: 3

*Information deemed reliable not guaranteed*

Evers & Co. Top Team  
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**SUSAN BERGER & ELLEN SANDLER**



**301 SPRINGBROOK ROAD**

Silver Spring, MD

**SUSAN BERGER AND ELLEN SANDLER** are pleased to present a contemporary home on a nature lover's paradise. Located on 4 acres in the desirable community of Springbrook, this interesting home, built in 1957 and expanded in the 1990s, offers 7 bedrooms, 7 ½ baths and multiple large living spaces to accommodate many interests and activities. Located within an easy commute to University of Maryland and the new FDA headquarters, this unusual property offers the best of both country and city living.

Offered at \$1,349,000

**EVERS & Co.**  
REAL ESTATE INC.





**EXTERIOR GROUNDS:**

- Inground pool with pool house
- Tennis court (requires updating) with lighting. Currently used as a dogrun
- Stables and paddock for three horses
- Two frog ponds
- Multiple garden areas





**FIRST FLOOR:**

- Beautiful slate patio and garden
- Light filled living room with stone fireplace and walls of windows
- Central dining room with great wall space for art, custom inset tile and wood floor
- Family room centered around a circular fireplace, walls of windows, overlooking pool and surrounding acreage.
- Expansive kitchen with electric cooktop, wall oven, wine refrigerator, center island and hood, subzero side by side, refrigerator and freezer, beautiful wood cabinets, breakfast bar .
- Breakfast area with windows overlooking rear yard, decorative ceramic stove/fireplace (nonfunctional)
- Tiled sunroom with sauna and hot tub, overlooking rear yard
- Den/Study with adjacent half bath
- Bedroom Wing
- Bedroom #1 overlooking rear yard
- Bedroom #2 (presently used as a study)
- Bedroom #3: Spacious bedroom with ensuite bath
- Full hall bath with double sinks and high windows





#### SECOND FLOOR:

- Beautiful light filled landing
- Bedroom #4 Guest room with ensuite full bath
- Bedroom #5: Large rear facing bedroom with ensuite bath
- Bedroom #7: Spacious master bedroom with separate sitting room with wood burning stove, opening to deck overlooking pool and grounds.
- Large ensuite master bath with whirlpool tub, double vanities, cathedral ceiling and large window.



#### LOWER LEVEL:

- Expansive out of ground recreation room with brick fireplace, wall of windows and fabulous ambience
- Large "game room", wood paneling and black and white tile floor
- Child's playroom
- Above ground storage room
- Large utility room with sump pump and laundry