



**\$649,000 Close to Purcellville & Leesburg**

**.2 mile to Hamilton Elementary School**

101 Lamplighter Ct , Hamilton VA 20158

MLS: LO9835766    PRICE: \$659,000.00



**Bedrooms:** 4  
**Year Built:** 2015  
**HOA:** \$170/quarter  
**Parking:** 3 Cars  
**Floors:** 3

**Full Baths:** 3  
**Half Baths:** 1  
**Lot Size:** 15246  
**Sqft:** 4226

#### PROPERTY FEATURES:

- ❑ Central A/C
- ❑ Walk-in closet
- ❑ Living room
- ❑ Breakfast nook
- ❑ Stove/Oven
- ❑ Stainless steel appliances
- ❑ Washer
- ❑ Balcony, Deck, or Patio
- ❑ Central heat
- ❑ Hardwood floor
- ❑ Office/Den
- ❑ Dishwasher
- ❑ Microwave
- ❑ Attic
- ❑ Dryer
- ❑ Yard
- ❑ Fireplace
- ❑ Family room
- ❑ Dining room
- ❑ Refrigerator
- ❑ Granite countertop
- ❑ Basement
- ❑ Laundry area - inside

#### OTHER FEATURES:

- ❑ Upgraded foyer chandelier
- ❑ Rear deck with pergola
- ❑ Family room built-in shelves
- ❑ Upgraded lights & sconces
- ❑ Rear deck w/ privacy screen
- ❑ Builder warranty conveys
- ❑ MBR w/ marble top vanities
- ❑ Mud room w/ built-in lockers

#### PROPERTY DESCRIPTION:

Over \$13,000 in upgrades! Grmt KIT w/ granite counters, subway tile backsplash, & SS appliances. HWFs on main lvl and MBR, wood blinds throughout, W/D in lg mud room off kitchen. Deck off back and nice side yard off of walk out basement. 3 car garage, home located on corner lot off of 2 cul-de-sacs. Walk to Hamilton Elem.

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