



# Arora Hills

11735 Skylark Rd,  
Clarksburg, MD 20871



**Please Contact:**

Jean Augustin / 301-806-0447

**Please provide your name, certificate #, lender  
and pre-approval amount to receive offering code**

MPDU UNIT TYPE: Townhouse  
Price: \$308,754.00  
Bedroom: 3  
Bath: 2 full / 1 half & 1 half w/piping  
Square Footage: \$1500.00

Earnest Money Deposit: \$3,087.00

Front Foot Benefit Charge: **Exterior View**

Estimated property tax and  
non-tax charges for the first  
year of ownership : \$2,904.00 per year

Condo and HOA Fees: \$95 per month\*

*\*Condo fee includes maintenance of grass next to street*

## INTERIOR:

- ☐ Floor Layout: Open Living Space
- ☐ Living/Dining, Kitchen, Three Bedrooms
- ☐ Two and 1.5 half baths
- ☐ Central AC and
- ☐ Heating System
- ☐ Finished Basement/ Rec Room

## AMENITIES:

- ☐ Fully equipped Kitchen
- ☐ Stainless Steel Appliances
- ☐ Deck off the Kitchen
- ☐ Washer/Dryer
- ☐ New Hot Water Heater

**Interior View**

Discover this charming 3-bedroom, 2.5 bath single family home offering 1,500SF of modern comfort. Step inside, a bright living area welcomes you with tasteful finishes and natural light. Upstairs, a spacious master bedroom with ensuite bathroom, alongside two additional bedrooms and a well-appointed full bathroom. Outside, the backyard provides ample space for relaxation, gatherings or family activities. Located in a family-friendly neighborhood near schools, parks, restaurants and shops--including the Clarksburg Premium Outlets all within a convenient 30 miles radius from Washington, DC.

