



The Point at Cabin Branch



*22021 Broadway Ave,
Clarksburg, MD 20871*

Please Contact: Christine Nieva

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***Please provide your name, lender,
pre-approval amount and MPDU
Certificate Number to receive code.***

MPDU UNIT TYPE: Piggyback Townhouse (PBTH)
Price: \$267,691.00
Bedroom: 3
Baths: 2.5
Square Footage: 1,793 square feet

Earnest Money Deposit: \$2,676.00
Front Foot Benefit Charge: \$360.00 per year

Exterior View



**Estimated property tax and non-tax charges for
the first year of ownership: :** \$2,489.52 per year

Condo and HOA Fees: \$246.00 per month*
\$92.52 per month

**Condo fee includes Lawn Maintenance, Management, Master Insurance Policy, Reserve Funds, Snow Removal, Trash Removal, Water, Pool, Exterior building maintenance, Club House, Tots/Playground, Jog/Walk Path, Picnic Area, Bike Trail, Common Grounds, Soccer Field.*

INTERIOR:

- 3 bedrooms, 2.5 bathrooms, 1 car garage, 1 driveway
- Open Living Space
- Large Walk-in Closet
- Central AC and Heating System
- Pre-wired Cable TV and Phone System

Interior View



AMENITIES:

- Fully equipped Kitchen
- Refrigerator w/ ice maker
- Dishwasher
- Gas Range
- Stacked Washer & Dryer
- Garbage Disposal
- Hardwood floors
- 4 x 10 Deck
- End unit

Brief Property Description

Beautiful end-unit townhome with open living space, stainless steel appliances, gas cooking, granite countertops, hardwood floors, two private parking spaces, deck for entertaining, and primary bedroom with walk-in closet, large primary bath, and ample-sized bedrooms with large shared hallway bath. Water is included!

