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SPARKS GLENCOE

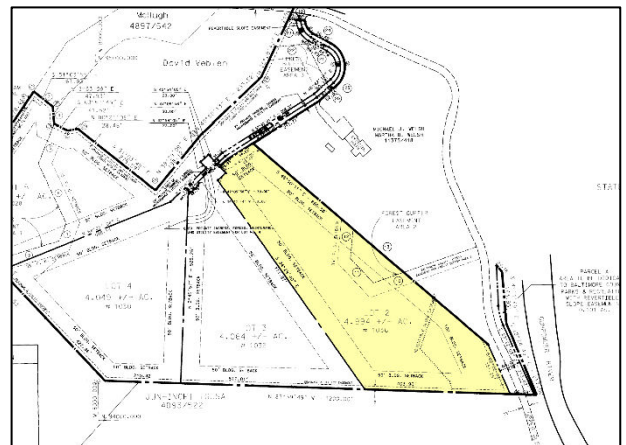
EXCEPTIONAL BRICK COLONIAL HOME

3,742 SF ♦ 4 Bedrooms ♦ 4.5 Baths
3-Car Garage ♦ 4.99 Acre Private Lot

Known As

1036 UPPER GLENCOE ROAD

Baltimore County, MD 21152



NOTE: The information contained herein has been obtained from sources deemed reliable and is believed to be accurate. However, no express or implied warranty is made or may be inferred from any such representation. Dimensions, square footage and acreage contained herein are more or less. Prospective purchasers are encouraged to perform their own due diligence, in advance of the auction, regarding the permitted uses of the property.

LOCATION:

Sparks Glencoe, located in Baltimore County, Maryland, is a charming unincorporated community known for its picturesque landscapes and suburban appeal. Situated approximately 20 miles north of Baltimore, it offers a tranquil escape from the bustling city life while still providing convenient access to urban amenities. The area is characterized by its rolling hills, lush greenery, and a mix of historic and modern homes, making it an attractive place for families and professionals alike.

The area offers a variety of attractions that cater to different interests. One of the highlights is the Basignani Winery, where visitors can enjoy wine tastings and tours of the vineyard. It's a great spot for a relaxing afternoon, especially during events like live music performances. Another notable attraction is the USA Lacrosse Hall of Fame, which showcases the history and evolution of lacrosse with interactive exhibits and memorabilia. For nature enthusiasts, the Prettyboy Reservoir is a must-visit, offering scenic views, hiking trails, and opportunities for fishing and boating. Additionally, the Sparks Bank Nature Center provides educational programs and a chance to explore local wildlife. Whether you're into wine, sports history, or outdoor activities, Sparks Glencoe has something to offer.

1036 Upper Glencoe Road is located near the Big Gunpowder Falls, east of York Road (MD-45) and I-83. According to the Baltimore County government web site, excellent nearby public schools are Sparks Elementary, Hereford Middle and Hereford High.

SITE:

Wooded lot, 4.99 acres, located on a private cul de sac

Zoning RC-7, residential – resource conservation

Private well and septic

Landscaped areas, playground, bluestone walkway

Wood sun deck

Please see the auction web page for plat and well test results: <https://ajbillig.com/auction/1036-upper-glencoe-road/>

IMPROVEMENTS:

Two Story Colonial Home, built in 2003, containing 3,742 square feet of living area, 1,985 square feet of basement space, of which approximately 50% is finished area, and 690 square foot attached garage, according to public tax records. The home has a brick facade, composition shingle roof, double-hung windows, poured concrete foundation, covered front porch and rear wood deck. The three-car attached garage has three separate doors and openers. Interior ceiling heights are approximately 9'.

First Floor

- Two Story Foyer – wood floor
- Living Room (16' x 14') – wood floor
- Dining Room (16' x 15') – wood floor, paneled wainscot, crown moulding
- Sunken Great Room (21' x 20') – inlaid wood floor, coffered ceiling, gas fireplace
- Recently Remodeled Kitchen (21' x 18') – wood cabinets, stone counters, island seating for 5-7 people, wood floor, Kitchen Aid stainless steel six-burner range/oven, Kitchen Aid double wall oven with warming drawer, Samsung stainless steel refrigerator, stainless steel dishwasher, pantry
- Office/Den (15' x 12') – wood floor
- Coat closet
- Half-Bath – wood floor, pedestal sink
- Laundry/Mud Room – ceramic tile floor, utility sink, exit to the garage

Second Floor

- Primary Bedroom (22' x 14') – carpeting, En-Suite Full Bathroom with glass block shower with two heads, tub, double sink vanity and water closet, coffered ceiling, walk-in closet
- Bedroom #2 (14' x 12') – carpeting
- Bedroom #3 (15' x 11') – carpeting
- Bedroom #4 (14' x 13') – carpeting
- Full Bathroom #2 – ceramic tile
- Full Bathroom #3 – ceramic tile

Lower Level

- Recreation Room (20' x 15') carpeting
- Full Bathroom #4 – ceramic tile, linen closet
- Cedar Closet
- Large Unfinished Section used for storage

Mechanical – oil forced air heat and two heat pumps for central air conditioning, two 200-amp. electrical panels, central vacuum cleaner system, water softener system

Some furniture may be available by negotiation with the seller.

TITLE:

The property is in fee simple and sold free and clear of liens. Baltimore County Deed Book SM 21332, Page 403.

TAXES:

Published annual real estate taxes are \$11,439, based on a full value assessment of \$1,085,000.

Purchasers may petition for a reduction in the assessment of their property in conjunction with a purchase price substantially less than the currently assessed value of the property. Purchasers are encouraged to contact the Maryland State Department of Assessments & Taxation concerning the appeals process, and may see the following link for helpful information:

<http://dat.maryland.gov/realproperty/Pages/Assessment-Appeal-Process.aspx>