

For Sale by Owner - 47 N Lockwood Rd Elkton MD 21921

House – 2,326 sq. ft.

Land – Waterfront - 1.5 acres + two ½ acre (buildable?) lots = 2.5 acres total

Water – well

Sewer – Septic system

Heating/cooling – Two systems – New Heat Pump (heat + air conditioning) with air handler in attic + Oil fired hot water boiler in basement to provide additional heat to the bedrooms and radiant floors (Office, River Room and both bathrooms) 6 zones, individually controlled.

Bedrooms - 3

Bathrooms – 2 - radiant heat in the floors

Living Room with working fireplace and front entry

Dining Room

Kitchen – Premium cherry tall cabinets

Side entry with closets and extra sink

Laundry area with washer and dryer

River Room – Addition to the main house – Radiant heat in the floor – River view

Screened Porch – Addition to the River Room

Decks – Addition to the screened porch - Ipe wood will last forever

Pantry - additional refrigerator and small utility sink.

Office – Large space (formerly the double garage) with 20 feet of windows, heated floor and view of river and driveway

Garage – 25 x 40 ft with upper level for storage. High ceiling on lower level. Garage is equipped with 50 amp electrical sub-panel and has water and additional wiring to the house, including for driveway alarm and video surveillance

Generator – 20 KW Generac Standby Generator located by the garage. Propane tank nearby for generator only.

Dock – 21 steps down to the 100-foot dock with 2 boatlifts and floating jet ski dock. Dock has cold water and power (220 V and 110V) and a sink

Hot tub – on back deck

Propane Grill – on concrete pad

Streetlight – LED light on power pole near garage – controlled by light sensor

Outdoor shower with hot and cold water

Central Vacuum – located in mechanical room - 5 outlets

Attic Fans – (2)

Attic stairs – Access in office

Basement - Sump pump, bulkhead entry

Endless pool – in basement gym – Hydraulic drive and pump/filter in mechanical room

Water softener – in mechanical room

Dehumidifiers – 3 - two in basement, one in garage

Backup 12 volt sump pump and batteries with charger

Underground rain gutter drains

Curtain drain - front yard

Curtain drain – garage

Curtain drain – extra lots

Garden – Fenced to keep the animals out

Pond – In front with pump

Outdoor Lighting – Deck steps and dock steps

Driveway alarm - Magnetic - Underground by the bend in the driveway, sounds alarm inside house

EXTRAS

Backhoe

Riding Mower

Garden Cart

Sailboat