

37.4 Private Acres with House Near Seneca / Potomac

14701 Darnestown Road, Darnestown, MD



37.4 Acre Property ♦ Single Lot Zoned RC (Rural Cluster) ♦ \$3.7 million

This property is improved with a five bedroom home with detached garage secluded deep inside a wooded setting with a stream running through the property. Approximately 60% of the land area is wooded, with the balance open pasture. The property line to the north abuts Seneca Creek State Park. Located approximately 4 miles to Kentland's Shopping, 9 Miles through Seneca to Potomac shopping, the property offers great access via Route 28 (Darnestown Road), Route 118 (Germantown Road) and River Road to the District of Columbia. The location's size, road access, linkage to parkland, and unique privacy of the site make it a logical candidate for a diplomatic compound, equestrian facility, recreational facility, private club, or other special uses, subject to approvals by applicable government entities.

Property Features

- ▶ 37.4 acres - pasture, old growth oak forest with stream
- ▶ Immediately adjacent to Seneca Creek State Park, with 6,300 acres of woodlands, trails, and recreation facilities.
- ▶ Existing house and carriage house/garage
- ▶ Approximately 1,300 feet of frontage on Darnestown Road (Rt 28)
- ▶ Surrounded with excellent views and beautiful woodlands
- ▶ Spring-fed stream running through property
- ▶ Well and septic
- ▶ Agriculturally assessed

Driving Distances (approximate)

- ▶ 1.0 mile to Darnestown
- ▶ 3.7 miles to Quince Orchard
- ▶ 6.5 miles to Germantown Town Center & I-270 North
- ▶ 8.5 miles to Rockville & I-270 South
- ▶ 9.7 miles to Potomac Village
- ▶ 9.9 miles to Shady Grove METRO
- ▶ 17.4 miles to Downtown Bethesda
- ▶ 22.5 miles to Tysons Corner
- ▶ 23.2 miles to Downtown DC (Connecticut & K Street)

For Additional Information Contact

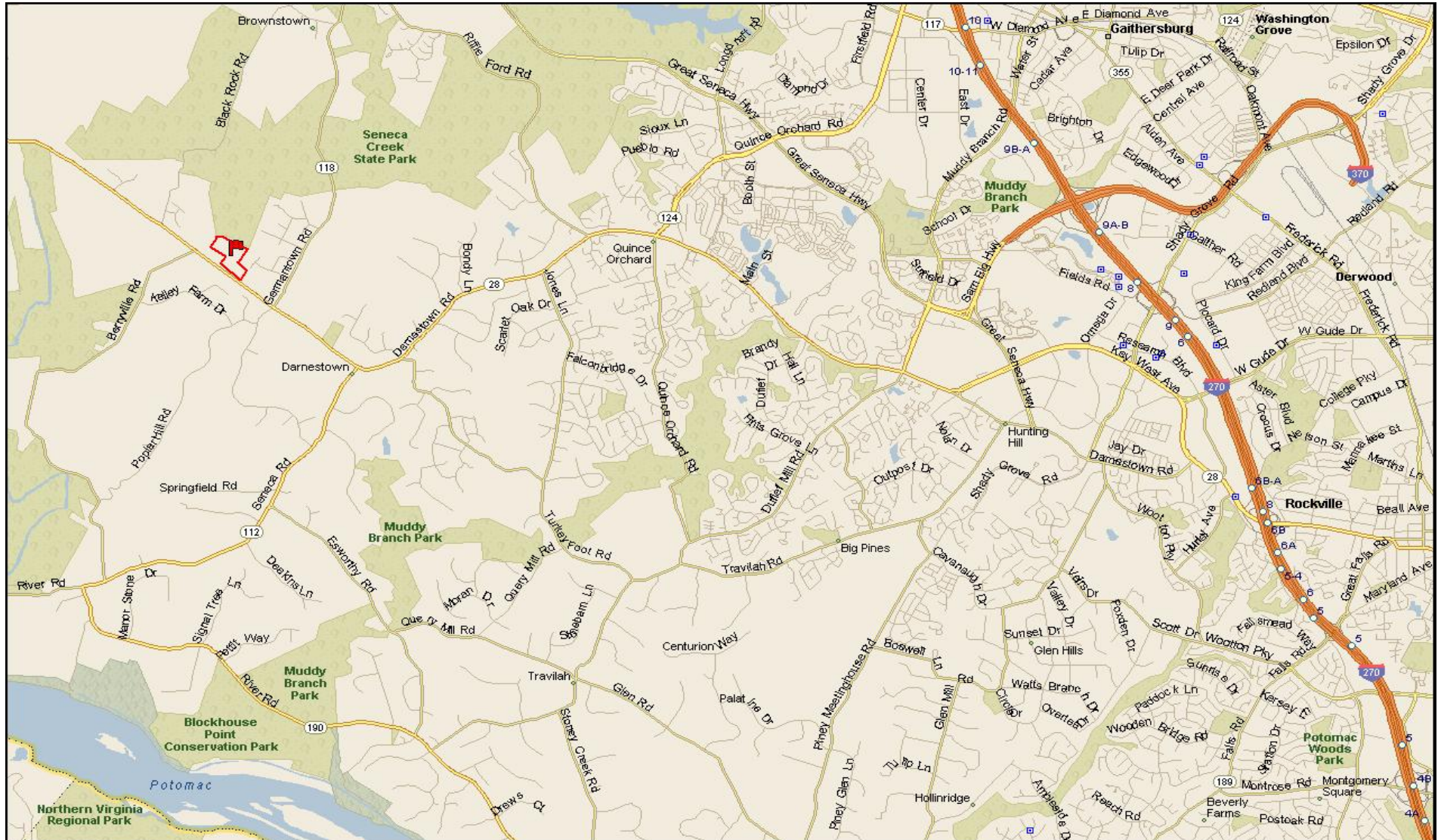
Bob Allnutt

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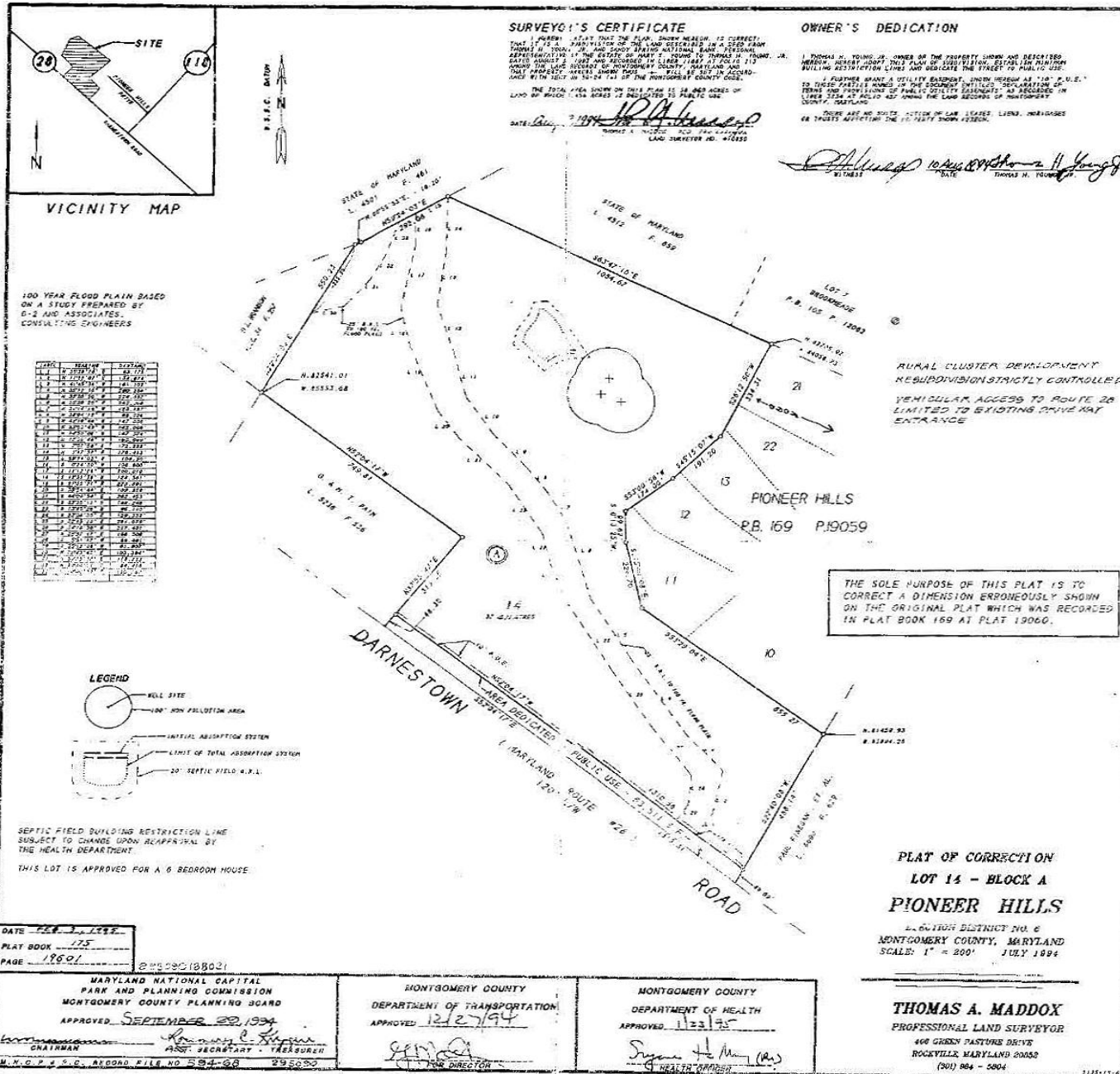
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