


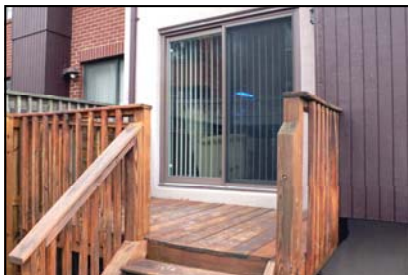
Proudly Presents . . .

Direct Water View—Recently Replaced Windows/Sliders



5675 Phelps Luck Drive
Columbia, Maryland 21045

This fantastic 3 BR, 2.2 BA, Contemporary, End-unit Townhouse has a direct water view of Jackson Pond, Reserved Parking and Cul-de-Sac living. The Kitchen has custom Merillat Classic Maple cabinets, a built-in Microwave, Refrigerator w/Ice Maker, Electric Oven/Range, Dishwasher, Disposal, Double Stainless Sink, Pantry, plenty of counter space and a convenient pass-thru to a separate Dining Room w/ bump-out window and gleaming hardwoods. An elegant step-down Living Room provides slider access to the rear Deck and also offers a cozy wood burning Fireplace w/Mantle, Brick Surround, Slate Hearth and Heatilator. Hardwoods complement the Living Room. The fully carpeted upper level provides a full Family Bath, Linen Closet, an over-sized MBR w/closets galore and two additional Bedrooms w/ample closet space. The MBA has mirrored sliding closet doors, ample vanity space w/seating area and a separate toilet/tub/shower room. The fully carpeted lower level offers an absolutely huge Recreation Room, providing generous space for personal and family endeavors. A Den/Office adjoins an additional half-bath. Finally, a separate Laundry/Utility Room w/laundry tub provides extra storage space. CAC—Heat Pump and Electric HW. Wired for High Speed Broadband access.



Room Dimensions		
Foyer	Main	6 x 7
Kitchen	Main	11 x 12
LR	Main	13 x 20
DR	Main	11 x 15
1/2 Bath	Main/Lower	-
MBR	Upper	13 x 19
Full MBA	Upper	-
BR2	Upper	10 x 11
BR3	Upper	11 x 13
Full BA	Upper	-
Den/Office	Lower	10 x 11
Rec Room	Lower	12 x 20
Utility Room	Lower	10 X 11



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