

43556 Tuckaway Pl. ❖ Leesburg ❖ VA ❖ 20176



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## The Perfect Blend of Casual & Formal Living with a Spectacular View of the Potomac!

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- ❖ 6 Bedrooms, 5 Full Baths, & 2 Powder Rooms, and 4 Gas Fireplaces on 4 Finished Levels
- ❖ 1/4 acre lot overlooking the Potomac River and adjacent to the River Creek Golf Club
- ❖ Open Floor Plan—a Delight for Entertaining!
- ❖ Elevator access to all 5 levels—Bedroom, Library, Main, Garage and Basement
- ❖ Separate Formal Living Room and Dining Room
- ❖ Gourmet Kitchen, Breakfast Room and Great Room with 2-Story Coffered Ceiling, Floor-to-Ceiling Stone Gas Fireplace
- ❖ Stunning Hardwood Flooring throughout Main Level
- ❖ Over 1800 sq. ft. of outdoor deck space—Perfect for Entertaining!
- ❖ Completely finished 3-car Garage with Work Bench and Finished Floor
- ❖ Zoned Heating and Air Conditioning



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Living Room



Foyer-view 2



Dining Room



Powder Room



Kitchen



Breakfast Room



View from the Main Level Deck



Main Level Deck



Screened Porch

## MAIN LEVEL

- ✧ Spacious, formal Living Room with Tray Ceiling, Entry Columns and Palladian Windows
- ✧ Elegant Dining Room with Bay Window, Tray Ceiling and Chair Railing
- ✧ Gourmet, Country Kitchen features Granite Countertops, a large Preparation Island with a Double Sink and a Vegetable Sink plus Stainless Steel GE Profile Appliances, 5-Burner Gas Cooktop, Conventional/Convection Wall Oven, Microwave, & Warming Drawer
- ✧ Spacious, airy Breakfast Room with large Bay Window
- ✧ Huge, 2-story, Family Room with gorgeous Floor-to-Ceiling Stone Gas Fireplace as focal point; French doors on either side provide access to the 16' x 30' Deck and the 17' x 20' Screened Porch
- ✧ Granite-topped Wet Bar with Wine Refrigerator
- ✧ Beautifully Crafted, Curved, Floating Staircase to the Bedroom Level
- ✧ Powder Room
- ✧ 2nd Staircase from Kitchen to Bedroom Level



Elevator



Family Room



Wet Bar



Library  
(Upper Level1)



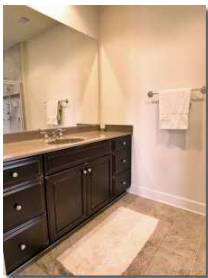
Luxurious Master Suite



Sitting Room



Bedroom #5  
(Upper Level 1)



Salon Master Bath



Master Suite's Private Deck

## UPPER LEVEL 1

- ✧ Spacious Library or Sitting Room with Hardwoods, Gas Fireplace and Marble Surround
- ✧ 5th Bedroom and Full Bath with Granite-topped Vanity and Dual Entry

## UPPER LEVEL 2 — BEDROOM LEVEL

- ✧ Grand Master Suite with Tray Ceiling, 2-sided Gas, Marble-Surround Fireplace, adjoining Sitting Room plus a 16' x 17' Private Deck and...
  - An Amazing Salon Bath with Luxurious Soaking Tub
  - Large, Deluxe Marble Shower with Shower Head, Handheld Rain Shower , Body Spray Nozzles & Bench
  - 2 Separate Lavatories
  - 2 Separate Dressing Areas with Granite-topped Vanities
  - 2 Spacious Walk-in Closets

*(continued on the next page)*



Bedroom #2  
(2nd Master Bedroom)



Full Bath



Bedroom #3



Bedroom #4



Recreation Room



Media or Exercise Room



Bedroom #6 with Full Bath



Jack 'n Jill Bath



Fully finished 3-car Garage with  
Work Bench and Non-Slip Flooring

## UPPER LEVEL 2 (continued from previous page)

- ☞ Spacious 2nd Master Bedroom features Private Bath with Granite-topped Vanity and Shower
- ☞ Bedrooms 3 and 4 share a Jack 'n Jill Bath
- ☞ Bedroom-level Laundry Room with Double Entry, Laundry Sink and lots of Counter Space and Cupboards



Roof Deck—14' X 19'

## LOWER LEVEL — FULLY-FINISHED, WALK-UP BASEMENT

- ☞ Large Recreation Room and Media Room/Exercise Room and Powder Room
- ☞ 6th Bedroom and Full Bath



View from the Roof Deck



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