

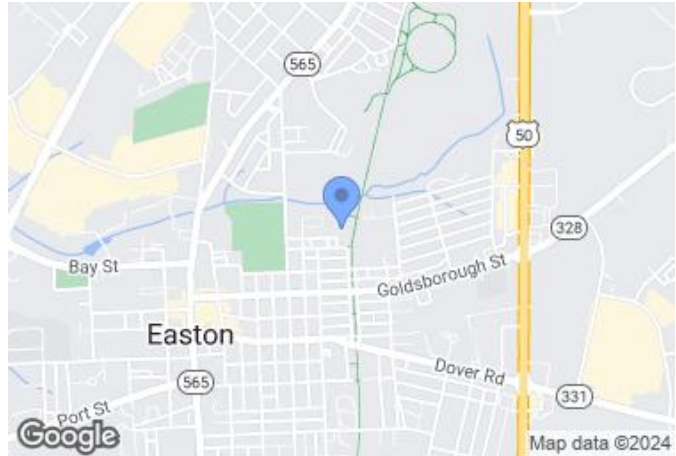
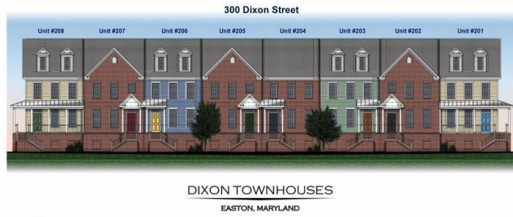
Client 360

300 Dixon St #206, Easton, MD 21601

Active

Residential

\$469,000



Recent Change: **02/02/2024 : New Active : ->ACT**

MLS #:	MDTA2007044	Beds:	3
Tax ID #:	2101111108	Baths:	2 / 2
Ownership Interest:	Fee Simple	Above Grade Fin SQFT:	1,640 / Estimated
Association:	HOA	Price / Sq Ft:	285.98
Unit Entry Floor:	2	Year Built:	2024
Structure Type:	Interior Row/Townhouse	New Construct:	Yes - Not Completed
Levels/Stories:	4	Property Condition:	Excellent
Furnished:	No	Style:	Colonial
Waterfront:	No	Central Air:	Yes
Garage:	Yes	Basement:	Yes

Location

County:	Talbot, MD	School District:	Talbot County Public Schools
In City Limits:	Yes	Election District:	01
Municipality:	Easton		
Legal Subdivision:	*		
Subdiv / Neigh:	DIXON SQUARE		
Transportation:	Bus Stop less than 1 mile		

Association / Community Info

HOA:	Yes	HOA Fee:	\$120 / Monthly
HOA Name:	DIXON SQUARE HOMEOWNERS ASSOCIATION		
Prop Mgmt Company:	Sentry Management		
Property Manager:	Yes		
Association Fee Incl.:	Common Area Maintenance, Management, Road Maintenance, Snow Removal		

Taxes and Assessment

Tax Annual Amt / Year:	\$559 / 2023	Tax Assessed Value:	\$45,000 / 2023
County Tax:	\$325 / Annually	Land Assessed Value:	\$62,000
City/Town Tax:	\$234 / Annually	Historic:	No
Clean Green Assess:	No	Land Use Code:	R
Front Foot Fee:	\$675.00 / Annually	Block/Lot:	12
Municipal Trash:	Yes		
Agricultural Tax Due:	No		
Zoning:	R		

Rooms

			Bed	Bath
Loft:	Upper 2		Main	1 Half
Primary Bedroom:	Upper 1	Flooring - Carpet, Lighting - LED, Walk-In Closet(s)	Upper 1	3
Primary Bathroom:	Upper 1	Flooring - Ceramic Tile	Lower 1	1 Half
Bedroom 2:	Upper 1	Flooring - Carpet		
Bedroom 3:	Upper 1	Flooring - Carpet		
Full Bath:	Upper 1	Flooring - Ceramic Tile, Tub Shower		
Kitchen:	Main	Balcony Access, Countertop(s) - Quartz, Crown Molding, Dining Area, Flooring - Luxury Vinyl Plank, Kitchen - Electric Cooking		
Living Room:	Main	Flooring - Luxury Vinyl Plank, Lighting - LED		
Half Bath:	Main	Flooring - Ceramic Tile		
Dining Room:	Main			
Foyer:	Main			
Recreation Room:	Lower 1	18 x 13		

Half Bath: Lower 1 Flooring - Ceramic Tile
Laundry: Lower 1

Building Info

Builder Name:	TDR Builds	Floors In Unit Count:	4
Architect Name:	Architctual Design Works Incorporated	Main Entrance Orientation:	West
Building Level Count:	4	Construction Materials:	Brick, Concrete, HardiPlank Type, Low VOC Insulation, Spray Foam Insulation
Above Grade Fin SQFT:	1,640 / Estimated	Below Grade Unfin SQFT:	330 / Estimated
Below Grade Fin SQFT:	330 / Estimated	Flooring Type:	Ceramic Tile, Luxury Vinyl Plank, Partially Carpeted
Total Below Grade SQFT:	660 / Estimated	R-Factor Ext Walls:	R-25
Total Fin SQFT:	1,970 / Estimated	R-Factor Ceilings:	R-49
Total SQFT:	2,300 / Estimated	Roof:	Asphalt, Shingle
Wall & Ceiling Types:	Dry Wall, High		
Foundation Details:	Slab		
Basement Type:	Fully Finished, Garage Access		

Lot

Lot Acres / SQFT:	0.03a / 1473sf / Assessor	Road:	City/County, HOA
Additional Parcels:	No		
Location Type:	Urban		

Green Features

Energy Efficient: Construction, Lighting

Parking

Attached Garage - # of Spaces	2	Features:	Attached Garage, Garage - Rear Entry
Total Parking Spaces	2		
Garage SqFt	330		

Interior Features

Interior Features: Breakfast Area, Ceiling Fan(s), Combination Dining/Living, Combination Kitchen/Living, Crown Moldings, Dining Area, Family Room Off Kitchen, Floor Plan - Open, Kitchen - Gourmet, Primary Bath(s), Walk-in Closet(s); No Fireplace; Dishwasher, Energy Efficient Appliances, Exhaust Fan, Microwave, Refrigerator, Stove, Water Heater, Water Heater - Tankless; Accessibility Features: None; Laundry Hookup

Exterior Features

Exterior Features: Sidewalks, Street Lights; Deck(s); Pool: No Pool

Utilities

Utilities: Cable TV Available, Phone Available; Central A/C; Cooling Fuel: Electric; Electric Service: 220 Volts; Heating: Heat Pump-Electric BackUp; Heating Fuel: Electric; Hot Water: Natural Gas; Water Source: Public; Sewer: Public Sewer; Internet Services: Broadband

Remarks

Public: Dixon Square Townhouses are nearly ready! These luxury townhomes provide an opportunity for new construction within a few blocks of downtown Easton. With approximately 2,300 square feet, these units provide three bedrooms, two full bathrooms and two half baths. Stone counters, quality appliances, and super-efficient construction with a loft, basement, two-car garage, are just a few of the features you will find at Dixon Square Townhomes. See the listing for unit #208 for more detailed images and unit descriptions. Unit #206 will be finished with siding on the front and rear. *** Construction Site, no entry without prior approval/appointment***

Directions

Rt 50 to Goldsborough Street, right onto Pennsylvania Avenue. Continue to left on Cherry Street then right into development.

Listing Details

Original Price:	\$469,000	DOM:	7
Vacation Rental:	No	Lease Considered:	No
Sale Type:	Standard	Home Warranty:	Yes
Listing Term Begins:	02/01/2024	Documents Available:	Building Plan, Covenants, Deed, Plat, Site Plan
Possession:	Settlement	Pets Allowed:	Yes
Federal Flood Zone:	No	Pet Restrictions:	Cats OK, Dogs OK, Number Limited
Disclosures:	Subject to Condo/HOA Docs		

Compensation

For more information about offers of compensation, see [BrightMLS.com/offer-comp](https://www.brightmls.com/offer-comp).

Buyer Agency Comp:	2.5% Of Gross	Sub Agency Comp:	\$0
		Dual/Var Comm:	No





Unit #206 - reference location from drawing



Close proximity to Rails to Trails



Second unit from left in picture shown



Dixon Square Townhouses & grounds



Dixon Square Townhouses & grounds



Interior unit, third from left



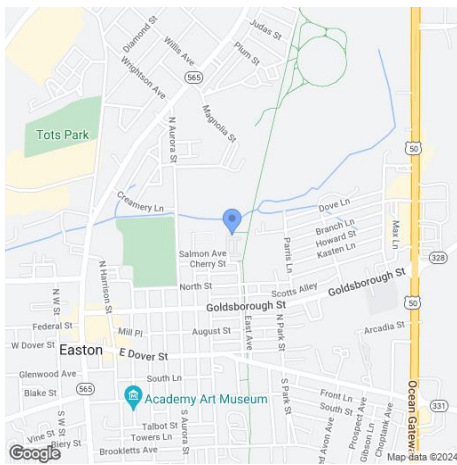
Dixon Square Townhouses & Grounds



Dixon Square Townhouses & grounds by trails



Rear elevation unit third from right



Summary Information

Owner: Tdr Property Holdings Llc
 Owner Address: 311 Cherry Ln
 Owner City State: Queenstown Md
 Owner Zip+4: 21658-1371
 No Mail(P): No
 Owner Carrier Rt:

Property Class: Residential
 Annual Tax: \$559
 Record Date: 03/24/22
 Settle Date: 03/11/22
 Sale Amount: \$325,000
 Book: 2960
 Page: 329
 Tax Record Updated: 12/29/23

Geographic Information

County: Talbot, MD
 Municipality: Easton
 High Sch Dist: Talbot County Public Schools
 Tax ID: 2101111108
 Tax Map: 0103
 Tax ID Alt: 01111108
 Tax Act Num: 111108

Lot: 12
 Parcel Number: 705
 Census: 9604.002
 Legal Unit: 206
 Sub District: 1
 Sub Parcel: 0705
 Legal Subdivision: *

City Council Dist: 01

Assessment & Tax Information

Tax Year:	2023	Annual Tax:	\$559	Taxable Total Asmt:	\$45,000
County Tax:	\$325	Taxable Land Asmt:	\$62,000		
Municipal Tax:	\$234	State/County Tax:	\$325		
Asmt As Of:	2023				

Lot Characteristics

SQFT:	1,473
Acres:	0.0340

Building Characteristics

Fireplace Total:	Property Class	R
	Code:	

Codes & Descriptions

Land Use: R Residential
County Legal Desc: LOT 12 - UNIT 206 BARROW STREET DIXON SQUARE

The data on this report is compiled by BRIGHT from various public and private sources. The data on this is not a legal flood determination. Errors may exist in any field on this report, including owner's name, tax amounts, mortgage history, and property characteristics. Verify the accuracy of all data with the county or municipality.

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