

PEG MANCUSO
and
W.C. & A.N. MILLER REALTORS
ARE PROUD TO PRESENT

12812 MAIDENS BOWER DRIVE
POTOMAC, MD 20854



This lovely traditional estate with its slight contemporary flair is sited on two prime acres, in complete harmony with its natural landscape. This property backs to parkland. The special stone structure manifests quality construction. Lush landscaping meshed with mature trees, hedges, and selective plants shelter the estate for exceptional privacy, while the architectural design enhances breathtaking views and unsurpassed tranquility. A sense of stylish grace and relaxation flows throughout the sun splashed rooms of the interior. The warmth and comfort of the common areas seamlessly blend with the formality. Rich features such as moldings, wainscoting, handsome hardwood flooring, carpeting, walls of windows, and nine to ten foot ceilings adorn throughout. Superior quality and attention to detail throughout! Builders own home.

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MILLER
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MAIN LEVEL

10' Ceilings throughout main level

FOYER

9-piece crown molding

Large mahogany front door with decorative carving, true divided light panels with beveled glass on either side, and a Bronze Baldwin door handle

Arched palladium windows above front door with sunburst true divided lights

3 ½" Brazilian cherry hardwood flooring with inlaid border design

Elegant chandelier with cognac finish and teardrop crystals as well as recessed lighting

Handsome crown and entryway molding

Brazilian cherry wood staircase, upgraded railing system

Guest closet with extra storage space

POWDER ROOM

Kohler Bone pedestal sink with Moen sateen finish faucet and fixtures trimmed in gold

Bone elongated toilet

Decorative authentic limestone flooring

Decorative mirror

Exhaust fan

(Tortoise shell solid brass with golden bronze finish 2-light wall sconce)

FORMAL DINING ROOM

7-piece crown molding/2-piece chair rail and picture frame molding

3 ½" Brazilian cherry hardwood flooring

44' high large crystal chandelier, recessed lighting and spotlights

Detailed ceiling medallion

Three tall true divided light windows

Decorative molding throughout

9" baseboard

Custom crafted case opening

FORMAL LIVING ROOM

Large Tudor case opening entryway from foyer

Two tall true divided light windows

Brazilian cherry hardwood flooring

Recessed lighting and spotlights

See-through gas fireplace-painted wood mantel with marble surround

Decorative molding throughout

8' Double French doors open to the family room

9" baseboard

7-piece crown molding

LIBRARY/OFFICE

Two tall windows
3 ½" Brazilian cherry hardwood flooring
Signature custom built-in bookcases with cabinets and filing drawers below,
solid maple
Recessed lighting
Gas fireplace with decorative tile surround
2-piece stain grade molding chair rail
7 ½" baseboards

FAMILY ROOM

3 ½" Brazilian cherry hardwood flooring
Large stone floor to ceiling fireplace with built-in entertainment center area
and a hand carved decorative mantel shelf
Two sets of glass French doors: two accessing the deck and 8' double French doors
leading to the living room and one 8' French door leading to the sunroom
Arched accent window above the French doors leading to the deck
Recessed lighting and spotlights
Barrel ceiling entrance from the foyer with two piece chair rail and picture frame molding
(two decorative scones with tear drop crystals)
Coffered ceiling, 2-piece crown molding
3 floor to ceiling windows along back with transoms

SUNROOM

Two walls of floor to ceiling windows and two true divided light windows
Ceiling fan with lighting
18" ceramic tile flooring
See through gas fireplace with decorative tile surround
Recessed lighting

BREAKFAST AREA

Extra large bay windows overlooking the backyard
French door with transom leading to deck
3 ½" Brazilian cherry hardwood flooring
Second set of carpeted stairs leading to the upper level
Chandelier and recessed lighting
Tortoise shell, solid brass with French gold finish

KITCHEN

Slate 3-sized pattern flooring
One large window with transom above
Birch custom hand rubbed maple inset cabinets with granite countertops
Large island with ogee edge granite countertop, cabinets and shelving
Appliances include: double stainless steel sink with Kitchen Aid disposal and Insta Hot,
Bosch dishwasher with matching wood trim kit, large GE Monogram refrigerator with
matching wood trim kit, GE Spacemaker II microwave, GE Profile stainless self cleaning
and single convection wall ovens and 36" GE Profile black ceramic halogen cook top
with GE Profile downdraft GE Profile stainless warming drawer
Deep display niche above double wall ovens
Decorative tile backsplash
Large built-in desk with cabinets above
Extra large walk-in Butler's pantry with a window
Entrance to formal dining room
Entrance to mud room
Large decorative Candelabra above island

MUD ROOM

Double door coat closet and double door utility closet
Slate 3-sized pattern flooring
Entrance to garage and side porch

UPPER LEVEL

LAUNDRY ROOM

Overhead light panel
White cabinetry with Formica countertop and large stainless sink
Additional shelving
Ceramic tile floor

MASTER SUITE

Large sitting room with windows on three walls
Wall to wall quality patterned carpet
Gas fireplace with cultured stone surround and painted mantel shelf
Recessed lighting in sitting room and Master
Large his/her walk-in separate closets
Overhead light panel in the walk-in closet
Glass French door/access to the sitting room from the bedroom
6-piece crown molding
Tray ceiling with 4-piece molding and mod accent lighting
3 large windows all along the wall
Wilshire Italian Milano Candelabra with Egyptian gold finish
Sitting room has large 16 light Swarski crystal chandelier and Medallion

MASTER BATHROOM

Ceramic tile flooring, shower and tub surround with inlaid border designs
Six jet/two person Jacuzzi tub with step surround with inlaid border designs
Separate large shower with glass door and bench-steam shower and his/her vanities with
wood framed wall mirror
Kohler bone elongated toilet
Separate makeup vanity with additional wood framed mirror
Wall of large bay window with spectacular view
Separate water closet
Recessed lighting
Linen closet
Granite counter top with integral sinks
Moen sateen fixtures with gold trim

BEDROOM 2

3-piece crown molding
Two large true divided light windows
Overhead light fixture
Large Berber carpeted room
2 double door closets with built-ins
Attached full bath
Tub/shower combo with glass shower doors
Light wood vanity with black granite top with integral bowl
Recessed lighting and one window in bath
Ceramic tile flooring
Large hall linen closet back hall 3-piece crown molding

BEDROOM 3

Two windows
Berber carpeting
Two double door closets with built-in shelves
Overhead light fixture
Attached full bath-light colored wood vanity with
crème colored marble top and integral bowl
Tub/shower combo with glass shower door

BASEMENT

5 ½" baseboards throughout lower level
Full walk-out basement, 9 1/2' ceilings
Berber carpeting throughout the lower level
Recessed lighting throughout

BEDROOM 4

Berber carpeting
Two double door closets with built-in shelves
Two windows
Overhead light fixture

MULTI PURPOSE ROOM

Large finished storage room with separate smaller storage room and
Berber carpet
Overhead light panel

RECREATION ROOM

One large window and matching French doors access the patio
Large floor to ceiling gas stone fireplace with
Mantel shelf and carved corbels
Recessed lighting in the recreation and gathering areas
Knee wall with columns to ceiling separate recreation room from gathering room
Gathering area has the identical large bay window as the breakfast area with built-in
seating

EXERCISE AREA

Partially mirrored wall
Two double door closets
Knee wall separates from recreation room

GUEST SUITE

High quality Berber Carpeting
Two large windows
Walk-in closet with built-ins
Separate storage closet (large bronze finish Candelabra)

GUEST SUITE BATH

18" ceramic tile flooring, ceramic tile shower and tub surround
Separate water closet
Large soaker tub/shower combo with glass shower door
Large vanity with wall mirror/light wood vanity
Recessed lighting
Double door linen closet
Granite countertop with integral bowl

AMENITIES

2-piece 7" baseboard with main and upper level
5 gas fireplaces (propane)
10' ceilings on the main level and 9' ceilings in the basement and upper level
Custom cabinetry throughout the home
Norco true divided light windows and French doors
Ceiling fan in sunroom
Solid society fixtures throughout the home, egg shaped door knobs-Satin finish
Somance 8" stereo wall speakers in owner's suite, study/throughout main level and
basement, with volume controls in each room
Pre-wired for Surround Sound
Solid core wood doors throughout the home in arched style
Sentrol Security System (Alarm and Fire)
Central Vacuum System
Most rooms have phone, computer, and cable hookups
Stone and fiber cement siding
Large trex deck off main level with stairs leading down to the patio with a hot tub/PVC
railing and decorative wood arbor
Professionally landscaped with mature trees and perennials
Backs to miles of National Forest land called Blockhouse Point Park with a spectacular
view of Muddy Branch Creek at back of lot
Slate walkway to service entrance and front door
Oversized attached three car garage with individual automatic openers
Separate attic room above garage for storage
Large paved driveway providing additional parking space
Two humidifiers/3 zone heating and air
Adams casing around all windows/doors
Wood stained carriage garage doors
Large carriage lights between garage doors and flanking front entrance
Motion censored outdoor security light
Outdoor spotlights and security lights
Solid wood shutters on exterior with iron S-shaped Tiebacks

LEGAL INFORMATION

SCHOOLS: Travilah Elementary School, Frost Middle School, Wootton High School
Year Built: 2004
Lot Size: 94,090 Sq Ft (2.160 acres)
Subdivision: Esworthy Park
Estimated property tax and non-tax charges in
first full fiscal year of ownership: \$14,615
Offered at 2,298,500

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All information deemed reliable but not guaranteed





