



Capitol Hill

**334 13th Street NE
Washington, DC 20002**



Homes with Casey





Main Level

Entry – Storm door and solid front door with sidelite and upper transom. Coat closet. Recessed lights. Hardwood floors.

Living Room – Spacious living room with eastern and southern exposure double-paned windows with wood slat shades. Recessed lighting. Hardwood floors. Modern staircase is a beautiful focal point.

Dining Room – Open space for large table. Recessed lights and modern brushed nickel chandelier. Two south-facing double-paned windows with wood slat shades. Hardwood floors.

Half Bath – Convenient powder room on the main level with basin sink, marble floor, and corner shelving.

Sitting/Play Area – Nice open area on the main floor for relaxing with a book or for family game night. Wood-burning fireplace with stone surround. Recessed lights. Two south-facing double-paned windows with blinds. Hardwood floors.

Kitchen – Gorgeous kitchen open to the main floor but tucked away enough to conceal the mess! 42” tall espresso-stained cabinets, granite counters, and gorgeous stainless farmhouse sink. Stainless KitchenAid appliances, including side-by-side refrigerator with water/icemaker, dishwasher, gas range with vent hood, and a wine fridge. Custom cabinetry with huge double-pantry, wine rack, pull-out base cabinet shelving, and concealed trash/recycle cans. Tile backsplash and onyx flooring.

Back Patio – Accessed straight off the main level, there’s ample entertaining space on this brick patio with planters, tree, and a tall wood privacy fence. Door to the alley. Extra storage. Parking potential if desired.

3 BED

2.5 BATH

Upstairs

Owner's Bedroom – Spacious, quiet bedroom in the back of the house with a view to the yard. Recessed lights. Two western-facing double-paned windows with wood-slat blinds. Large walk-in closet plus additional side closet. Hardwood floors.

En-Suite Full Bath – New vanity with porcelain sink and storage. Natural light through south-facing window. Mirrored medicine cabinet and modern 3-light sconce. Deep jetted tub with white ceramic tile shower surround. Ceramic tile flooring.

Bedroom #2 – Nice-sized, quiet bedroom with two south-facing double-paned windows with cordless shades. Wainscoting, large closet, and recessed lighting. Hardwood floors.

Bedroom #3 – Front bedroom with two east-facing double-paned windows with blinds. Large double-door closet. Recessed lights. Hardwood floors.

Full Hall Bath #2 – Beautiful walk-in shower with semi-frameless sliding glass doors. New modern vanity with porcelain sink top and storage, overhead mirror. South-facing window with wood slat blinds. Vent fan and recessed lights. Beautiful green tile floor and shower surround.

Hallway/Laundry – Extra-large skylight gives amazing brightness to the home. Upper hallway has laundry closet with washer/dryer combo and ample linen storage. Additional large linen closet. Corner decor shelves.

Neighborhood – Just 0.4 miles to the Atlas District/H St NE and Lincoln Park, 1 mile to Eastern Market.

Grocery – Whole Foods (0.9 miles), Safeway (0.8 miles), Giant (1.1 miles), Harris Teeter (1.2 miles).

Schools – Maury Elementary, Eliot-Hine Middle, Eastern High + the network of DC Public Charters.

Transit – Silver/Blue/Orange line Potomac Ave & Stadium-Armory metro stations within a mile. Red line Union Station about 1.25 miles. Walkscore.com ratings: 'Very Walkable' – 85, 'Good Transit' – 69, and 'Biker's Paradise' – 95.

Utilities – Gas furnace and hot water heater. Electric central A/C.



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