

HubbleBisbee

of Long & Foster Real Estate

CHRISTIE'S
INTERNATIONAL REAL ESTATE



205 RIDGEWOOD ROAD ROLAND PARK



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VESTIBULE 9'6" X 6'2"

- French doors entry with arched transom
- Heart pine flooring
- Barrel-vaulted ceiling
- Wall panel moldings
- Ceiling light
- Glazed door to Foyer with half-round louver above and sidelights

FOYER 19'5" X 10'1"

- Parquet flooring with inlaid mahogany borders
- Open pine staircase with hardwood handrails, painted spindles, carpet runner and tall window on mid-landing with built-in window seat and cushion
- Archway with pilasters at staircase
- Crown molding
- Five-light chandelier with shades
- Passage to Back Hall with access to Powder Room
- Closet
- Double pocket doors to Living Room and Dining Room

LIVING ROOM 30'2" X 15'10"

- Parquet flooring with inlaid mahogany borders
- Beamed/coffered ceiling
- Wood burning fireplace with Colonial mantel
- Two windows with custom drapery treatments
- Custom radiator covers
- Two sets of architecturally cased French doors to Family Room

FAMILY ROOM 28'0" X 16'6"

- Heart pine flooring
- Beadboard ceiling
- Painted cedar shake walls
- Brick chimney wall with bracketed wood mantel shelf
- Three walls of windows including 2 sets of French doors to porches and custom drapery treatments
- Ceiling light
- Ceiling fan

DINING ROOM 21'6" X 15'10"

- Parquet flooring with inlaid mahogany borders
- Wood burning fireplace with Colonial mantel
- Two windows with custom drapery treatments
- Custom radiator cover
- Crown molding
- Wall panel moldings
- Crystal 12-light chandelier
- Swinging door with window to Butler's Pantry

BUTLER'S PANTRY 16'2" X 8'2"

- Heart pine flooring
- Extensive vintage Dutch pantry cabinets with glass door upper cabinets
- U-Line wine cooler
- U-Line icemaker
- Vintage ceramic sink with flanking ceramic drain boards and marble wainscot/backsplash
- Beadboard accent wall
- Window
- Wall sconce light with shade
- Ceiling light
- Swinging door to Back Hall at Kitchen

BACK HALL

- Pine flooring
- Carpeted open pine back staircases to 2nd Floor and Lower Level
- Beadboard wainscot
- Window on staircase
- Cased service portal to Kitchen
- Ceiling light
- Access from Foyer
- Access to Kitchen

KITCHEN 22'3" X 18'4"

- Pine flooring
- Custom recess-panel/beaded wood cabinetry including island/breakfast bar, pantry cabinets, ceiling height wall cabinets, glass-door cabinets, refrigerator enclosure, pot-pan drawers, lazy-Susan base cabinets, pull-out

trash/recycle bins, tray cabinet, dovetailed drawers and matching built-up crown trim

- Granite counters
- Custom tumbled marble backsplashes with decorative accent tiles and range panel
- Built-in planning desk with bookcase
- Sub-Zero built-in side-by-side refrigerator with matching front panels
- Dacor stainless steel commercial grade 6-burner gas range with stainless steel hood
- Dacor stainless steel wall oven- 2018
- Dacor stainless steel built-in wall microwave- 2018
- Bosch stainless steel dishwasher
- Stainless steel undermount double sink with KitchenAid disposal
- Large breakfast area with triple window, additional window and brass chandelier with frosted glass shades
- Triple window at sink
- Recessed lighting
- Ceiling fan
- Cased portal to Den

DEN 16'10" X 13'2"

- Pine flooring
- Beadboard ceiling
- Painted cedar shake walls
- Two triple windows
- Built-in bookcase with base cabinets
- Crown molding
- Recessed lighting
- Ceiling fan
- Mitsubishi in-wall HVAC unit- 2020
- Access to Powder Room
- Glazed door to Mud Room

MUDROOM 8'6" X 7'7"

- Slate floor
- Beadboard ceiling
- Painted cedar shake walls and additional wall with beadboard wainscot and wall mounted coat hook rack
- Exit door with 9-pane window and transom
- Double transom window
- Recessed lighting



POWDER ROOM

- Slate floor
- Beadboard wainscot
- Vanity with slate top, designer sink and framed mirror
- Window
- Recessed light and double wall sconce light
- Exhaust fan

POWDER ROOM 2

- Step-down access from Foyer
- Ceramic hex-tile floor
- Vintage wall mounted corner sink
- Flush on marble pan
- Window
- Brass/glass pendant light

SECOND FLOOR

HALL

- Pine flooring
- Landing for main staircase with banister overlooks
- Coffered ceiling
- Brass wall sconce light with shade
- Concealed ceiling attic access panel- attic insulated- 2020
- Passage to Hall Bath with 2 linen closets
- Accesses Master Suite, Study, Bedrooms 2 and 3
- Access to Back Hall

MASTER SUITE

- Private hall entry

MASTER BEDROOM

18'6" X 16'3"

- Heart pine flooring
- Fireplace with Colonial mantel
- Double window and additional window with custom drapery treatments
- Custom radiator covers
- Crown molding
- Two closets- 1 with door mounted dressing mirror
- Ceiling fan

DRESSING ROOM 1

17'3" X 11'4"

- Heart pine flooring
- Box bay with double window with plantation shutters and flanking built-in bookcases
- Additional window with plantation shutters
- Two open double closets and additional closet

DRESSING ROOM 2 9'3" X 8'3"

- Pine flooring
- Built-in wardrobe cabinetry
- Closet
- Window
- Ceiling light

MASTER BATH

- Ceramic tile floor, wainscot and tub surround
- Ceramic wall mounted sink with chrome legs, mirrored medicine cabinet and wall sconce lighting
- Tub/shower combination
- Window with plantation shutter
- Recessed heat lamps

STUDY 16'8" X 15'3"

- Dual access including from Master Suite Hall
- Heart pine flooring

- Window with plantation blind
- Crown molding
- Double closet and additional closet

BEDROOM 2 13'4" X 11'1"

- Pine flooring
- Window with plantation shutters
- Crown molding
- Two closets

BEDROOM 3 18'9" X 13'0"

- Pine flooring
- Fireplace with Colonial mantel
- Two windows with custom drapery treatments and Roman shades
- Crown molding
- Closet
- Vestibule with additional closet and access to Hall Bath

HALL BATH 1

- Dual access
- Ceramic tile floor and wainscot
- Pedestal sink with overhead lighting
- Tub/shower combination
- Window with custom Roman shade
- Exhaust fan

BACK HALL

- Pine flooring
- Open back staircase with window
- Laundry closet with Whirlpool pedestal washer and dryer- 2019
- Vintage built-in linen cabinetry
- Access to Bedroom Passage with walk-in closet, Hall Bath 2 and access to Bedrooms 4, 5 and 6

BEDROOM 4 10'1" X 9'6"

- Pine flooring
- Wall of built-in bookcases
- Window with drapery treatment
- Full width double closet

BEDROOM 5 13'3" X 10'2"

- Pine flooring
- Two windows with plantation shutters
- Ceiling fan with light

BEDROOM 6 13'3" X 10'2"

- Pine flooring
- Two windows with plantation shutters
- Ceiling fan with light

HALL BATH 2

- Total renovation 2017
- Ceramic tile floor and tub surround
- Wide vanity with solid surface top and seamless sink, large framed mirror
- Tub/shower combination
- Window with plantation shutters
- Ceiling light
- Exhaust fan

LOWER LEVEL

EXERCISE ROOM 34'8" X 21'9"

- Laminate floor
- Exposed rafter ceiling
- Three windows
- Powder Room
- Fluorescent lighting

LAUNDRY ROOM

- Laminate floor
- Whirlpool Duet pedestal washer and dryer
- Whirlpool refrigerator
- Open closet
- Exit door
- Fluorescent lighting

UTILITY/STORAGE ROOMS

- Unfinished
- Slant Fin gas-fired boiler 2014
- CAC unit (1 of 2) both 2016
- AO Smith gas-fired water heater 2015
- Updated natural gas line- 2014
- Work bench
- Tremendous storage capacity

EXTERIOR

- Circa 1902 Dutch Colonial home with cedar shake siding and stone foundation walls
- New front shingles 2014
- Slate and asphalt shingle roof- maintained by Fick Brothers
- Front roof slate replaced 2012
- Full width terra cotta tiled front porch with stone posts, wooden railings and barrel-vaulted portico with classic columns at the main entry
- Concrete front walkway and steps to porch- 2019
- Bluestone capped stone garden wall adjacent front sidewalk with tread lighting- 2018
- Covered porch off Family Room with Ipe hardwood decking (2019) and steps to back yard
- Aggregate patio with aggregate walkway through pergola with built-in seating to Garage
- Landscape lighting and tread lighting
- In-ground irrigation system
- Professionally landscaped and maintained

GARAGE

- Built 1997
- Matches house architecturally with Dutch colonial roof
- Oversized 2-car
- Automatic door openers
- Two exit doors
- Two windows
- Full width attached covered porch with 4 columns, beadboard ceiling and recessed lighting
- Electric and water supply
- Tremendous full height loft with 2 windows, plumbing rough-in and huge finish potential
- Comfortably sited on one of Roland Park's finest streets





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