



**MERIDIAN HOMES**

*Concierge Level Service for Every Client*

**We Are Proud To Present:**

**5813 Melvern Drive  
Bethesda, Maryland 20817**





## 5813 Melvern Drive Bethesda, Maryland 20817

*Modern farmhouse design with 5 bedrooms, 4.5 baths and 5,122 square-feet of interior space*


### Under Construction

Construction has started and will be completed in the early summer of 2023.

[Contact Us](#) today for more details.

### Architectural Detail

The gabled façade, covered front porch, and other design touches will perfectly capture the modern farmhouse esthetic. Inside, the rooms on the main and upper levels will have 9-foot ceilings and feature custom millwork, hardwood floors, and many other exceptional details. The well-designed, flowing three-level layout will accommodate a contemporary family's lifestyle.



## 5813 Melvern Drive Bethesda, Maryland 20817

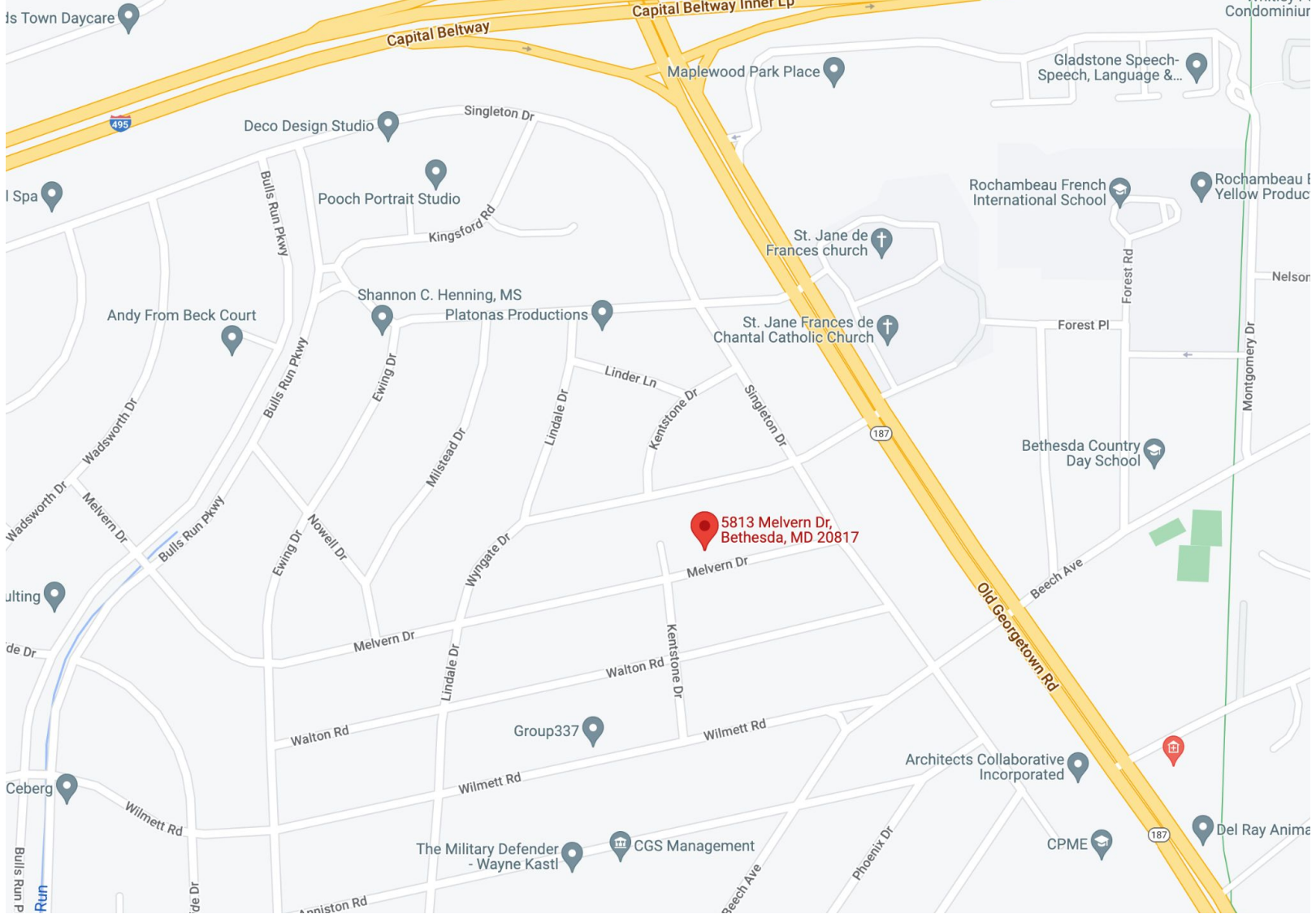
### Location, Location, Location

The generously sized 6,900-square-foot lot is in the heart of Wyngate, one of Bethesda's most popular neighborhoods. Enjoy the quiet of Melvern Drive while strolling through the neighborhood safely on the paved sidewalks. This brand-new home will be near acclaimed public and private schools, downtown Bethesda, Montgomery Mall, Wildwood Shopping Center, access to the Capital Beltway, and Washington, DC.

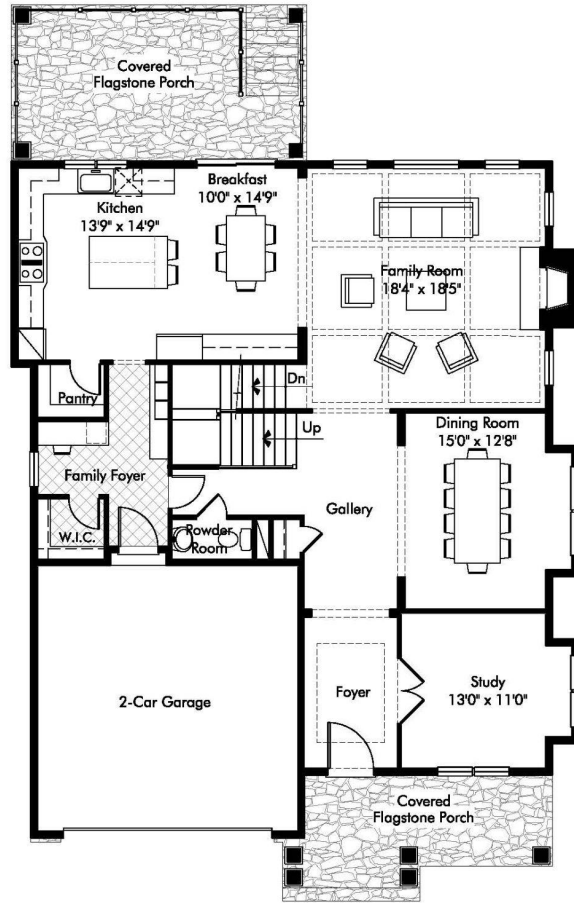
For details about the location, click on the map on the next page.







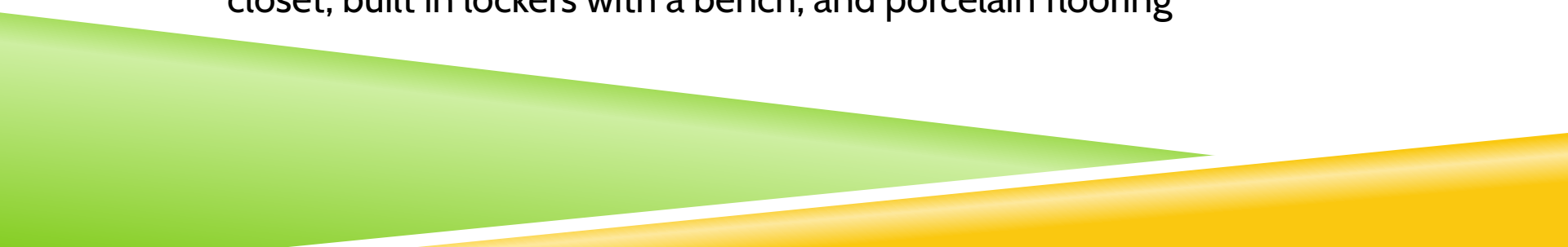
[CLICK HERE TO VIEW LARGER MAP](#)




## Main Level Plan

Note: Plans and specifications subject to change.

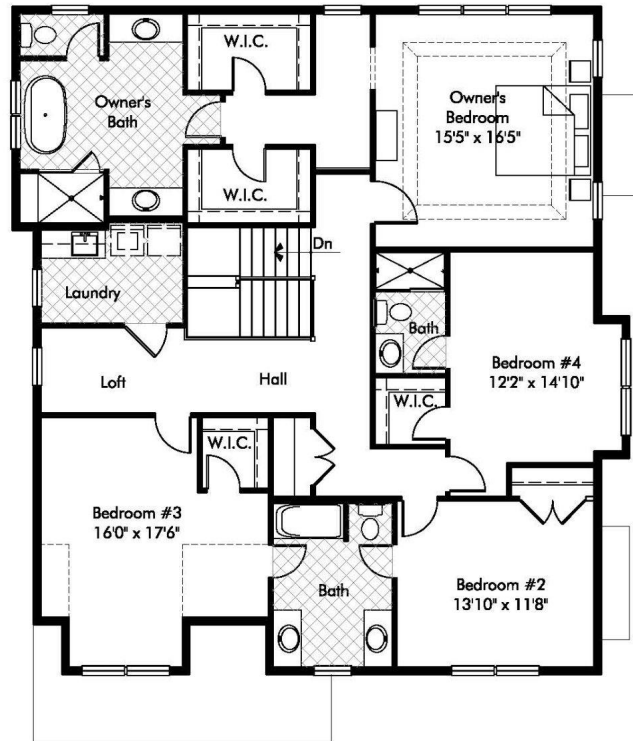
## Main Level Luxury Features Include...

- ◎ **Gourmet Kitchen** – the sought-after layout has a center-island with seating, a breakfast area, custom cabinetry with slow-close doors and drawers, quartz countertops, professional grade stainless-steel appliances, a workstation stainless-steel main sink with professional style pull-down faucet, and a walk-in pantry with a frosted glass door
  - ◎ **Rear Porch** – the covered rear porch is the perfect place for outdoor living and entertaining guests, and features flagstone flooring, low-maintenance rails, and stairs to the rear yard
  - ◎ **Family Room** – the free-flowing open-concept space has a coffered ceiling and a gas fireplace with stone facing, a flagstone hearth, and a flagstone mantle
  - ◎ **Dining Room** – this space for entertaining features custom wainscoting, a beautiful chandelier, and tons of natural light
  - ◎ **Study** – this flexible space can be the perfect home office
  - ◎ **Family Foyer/Mudroom** – with entry from the garage, this highly functional room has a home office desk station, an oversized walk-in closet, built in lockers with a bench, and porcelain flooring
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## Main Level Luxury Features (continued)...

- ◎ **Main Level Gallery** – the high traffic core of the home features a powder room that is tucked away and a coat closet
  - ◎ **Ceiling Height** – soaring 9-foot high ceilings grace the entire main level
  - ◎ **Flooring** – 3-1/4 " solid oak wide plank hardwood floors add elegance to the main level
  - ◎ **Oversized Two-Car Garage** – the garage has automatic door openers, a dedicated circuit and plug that will accommodate an electric vehicle charger, and can be easily accessed from the family foyer/mudroom
  - ◎ **Front Porch** – the spacious, covered front porch has enough room for furniture and features flagstone flooring
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## Upper Level Plan

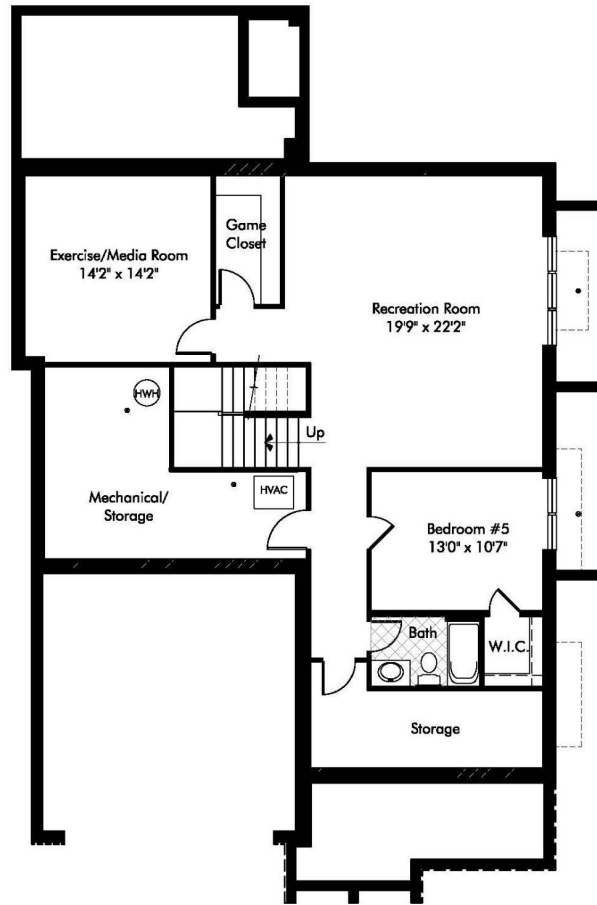
Note: Plans and specifications subject to change.

## Upper Level Luxury Features Include...

- ◎ **Owner's Suite** – the expansive owner's suite offers a tray ceiling, dual walk-in closets with built-ins, a dressing vestibule and 3-1/4" solid oak wide plank hardwood floors
- ◎ **Spa-Style Owner's Bath** – this luxurious retreat includes:
  - a freestanding soaking tub
  - an oversized shower with a built-in bench
  - dual recessed panel vanities with decorative lighted vanity mirrors above
  - solid quartz countertops with undermount sink bowls
  - polished chrome lever faucets and fixtures
  - adult-height elongated toilet with slow-close seat
  - porcelain tile flooring
- ◎ **3 Additional Bedrooms** – space to accommodate every member of your family with upgraded carpeting and closets with detailed built-in storage

## Upper Level Luxury Features (continued)...

- ◎ **2 Additional Full Bathrooms** – the spacious bathrooms include:
    - porcelain tile tub and shower surrounds
    - custom decorative mirrors
    - quartz and quartzite countertops with undermount sink bowls
    - polished chrome faucets and fixtures
    - adult-height elongated toilets with slow-close seats
    - porcelain flooring
  - ◎ **Upper-Level Laundry Area** – the spacious, conveniently located, and highly functional laundry area has porcelain flooring and cabinetry for storage
  - ◎ **Loft Area** – this bonus space is a great place for a desk or for a lounging area
  - ◎ **Ceiling Height** – soaring 9-foot high ceilings grace the entire upper level
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## Lower Level Plan


Note: Plans and specifications subject to change.

## Lower Level Luxury Features Include...


- ◎ **Recreation Room** – this sprawling space has natural light from 3 full-size windows that offer egress for safety; this is the ideal room for game tables and a computer/play center
- ◎ **Exercise/Media Room** – use this flexible space for your family's needs
- ◎ **Game Closet and Storage Room** – a walk-in game closet and a large storage room will keep the lower level organized and neat
- ◎ **Guest/Au Pair Suite** – the bedroom has natural light from 2 full-size windows that offer egress for safety; the bedroom also has a large walk-in closet
- ◎ **Full Bathroom** – the spacious bathroom includes:
  - porcelain tile tub surround
  - quartz countertop with undermount sink bowl
  - decorative mirror
  - polished chrome faucets and fixtures
  - adult-height elongated toilet with slow-close seats
  - porcelain flooring



## Lower Level Luxury Features (continued)...

- ◎ **Ceiling Height** – impressive 8-foot 9" high ceilings grace the lower level
  - ◎ **Flooring** – luxury vinyl plank flooring is found in the recreation room; upgraded carpet is found in the lower-level bedroom and in the exercise/media room
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## Luxury Features Throughout The Home Include...

- ◎ **Millwork, Trim, and Doors** – oversized millwork including crown molding, window and door casings, and base trim is found throughout the home; all interior doors are two-panel with a solid core
  - ◎ **Lighting** – the generous lighting package includes recessed and decorative fixtures
  - ◎ **Home Automation** – the home is pre-wired for television and has multiple USB outlets
  - ◎ **Home Safety** – a fire suppression sprinkler system offers peace of mind
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# Distinctive Exterior Features Include...

## Architectural Style

- ◎ **Modern Farmhouse** – this much-adored architectural style has:
  - board and batten and concrete lap siding with decorative architectural features
  - stone veneer front to grade
  - stone veneer front stoop with flagstone pavers and stone risers
  - long lasting exterior trim
  - 30-year architectural grade roof shingles
  - insulated windows with integral grills

# Distinctive Exterior Features (continued)...

## Other Exterior Features

- ◎ **Foundation** – the poured concrete foundation is durable and strong
  - ◎ **Front Porch** – the lovely, covered front porch has flagstone flooring
  - ◎ **Rear Porch** – the private, covered rear porch with flagstone flooring offers a generously-sized outdoor living area that is perfect for entertaining
  - ◎ **Walkway and Driveway** – the walkway is made of flagstone, and the driveway is made of poured concrete with a brushed finish
  - ◎ **Exterior Lighting and Plumbing** – the home features front and rear electrical outlets, hose bibs, rear floodlights, and a natural gas hook-up for your grill
  - ◎ **Landscaping** – a professional landscaping package offers the perfect finishing touch to this beautiful home
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# Green/Eco-Friendly Features Include...

## Energy Efficiency and Comfort Throughout

- ◎ **Windows** – EnergyStar low-E argon filled insulated windows
- ◎ **Doors** – energy efficient features include:
  - solid wood front door with insulated glass
  - EnergyStar-rated rear sliding door
  - insulated metal garage door
- ◎ **Lighting** – LED lighting and air-sealed recessed lighting housings
- ◎ **Hot Water Heater** – 75-gallon gas hot water heater
- ◎ **HVAC System** – EnergyStar high-efficiency 2-zone heating and central air conditioning; sealed air ducts
- ◎ **Walls** – green/eco-friendly features include:
  - continuous impervious whole-house wrap
  - energy efficient 2 x 6-foot exterior walls
  - moisture resistant drywall in all bathrooms and in the laundry room



# Green/Eco-Friendly Features (continued)...

## Energy Efficiency and Comfort Throughout

- ◎ **Insulation** – various types of insulation include:
  - R-49 blown-in fiberglass insulation in attic areas
  - R-20 insulation in exterior wood frame walls
  - R-11 insulation in unfinished basement areas against concrete walls
  - R-13 insulation in finished basement areas
  - R-30 insulation in all overhangs and garage ceilings under living areas
  - Nominal 1" R-6.5 closed cell foam insulation on garage ceiling and in bandboards prior to fiberglass insulation
  - Foam insulation in window frames and any penetrations

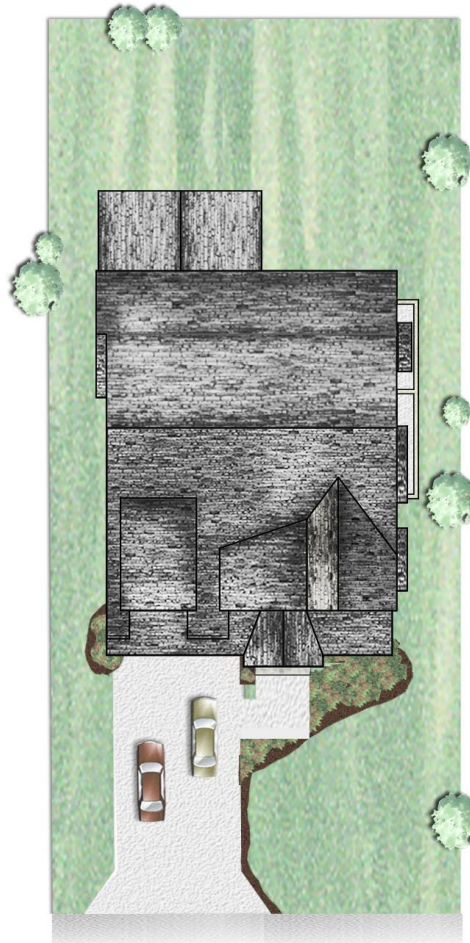
# Customer Service Coverage Includes...

## Warranty and Inspections

- ◎ **Builder's Warranty** – at Meridian Homes, we stand behind our work
- ◎ **Pre-Settlement Inspection** – before you move in, our homes are quality-inspected
- ◎ **11-Month Inspection** – after you've lived in your home for a period of time, we return to make a final inspection

\* Prices and standard features subject to change without notice.





## MERIDIAN-MELVERN DRIVE

BETHESDA MARYLAND 20817

Lot Size 6,900 sq. ft.

Note: All plans are approximate, subject to change, and are the artist's conception only.

# MONTGOMERY COUNTY PUBLIC SCHOOL ASSIGNMENTS

- ◎ [Wyingate Elementary School](#)
- ◎ [North Bethesda Middle School](#)
- ◎ [Walter Johnson High School](#)

\*The school information above is not guaranteed as boundaries can change.

Please check with [MCPS](#) to confirm all school assignments.



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