

# \$969,000 - 8209 Flower Ave, Takoma Park

MLS® #MDMC2208260

**\$969,000**

4 Bedroom, 4.00 Bathroom, 3,145 sqft

Residential on 0.12 Acres

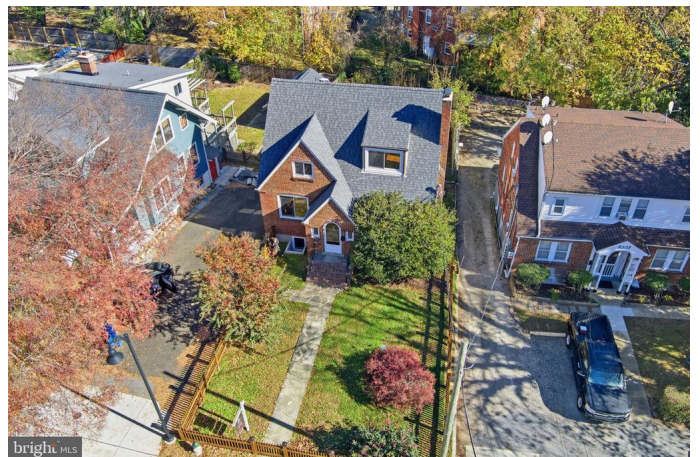
TAKOMA PARK, Takoma Park, MD

Welcome to 8209 Flower Ave, a unique 1936 brick Cape Cod in Takoma Park turned duplex blending storybook charm with smart updates and a solid income stream. Brimming with classic character and modern upgrades, this residence captures the best of both worlds—storybook charm, thoughtful functionality and investment opportunity!

Set on a beautifully fenced lot adorned with mature landscaping, fruit trees, and garden space, the home welcomes you with irresistible curb appeal. Step inside to a classic foyer with coat closets on either side, leading into a gracious living room centered around a wood-burning fireplace. Rich hardwood floors flow throughout the main and upper levels, adding warmth and continuity to the space.

The formal dining room invites memorable gatherings, while the gourmet kitchen will impress even the most discerning cook, featuring marble countertops, stainless steel appliances, gas cooking, and abundant storage. A sun-drenched bonus sunroom at the rear of the home provides a flexible and inviting space for a home office, playroom, gym, or additional lounge area. A main-level bedroom and full bath complete the first floor, offering convenient one-level living or an ideal guest suite.

Upstairs, two generously sized bedrooms await. One serves as a serene owner's



retreat with a beautifully updated ensuite bath featuring a walk-in shower and oversized vanity. The second bedroom is serviced by a stylish hall bath with a deep soaking tub. A walk-up attic provides easily accessible storage or future expansion potential.

The lower level reveals an incredible surprise: a fully finished English basement apartment with its own private entrance. Soon to be separately metered and already equipped with its own HVAC system, this one-bedroom unit features polished concrete floors, a full kitchen, dining area, spacious living room, walk-in closet, and full bath. The shared laundry room is smartly positioned to provide access from both the main home and apartment, allowing for seamless use whether the space is rented or reserved for guests or extended family. With an estimated rental value of over \$2,200 per month, the income potential is significant.

Off-street parking for multiple vehicles, fenced front and rear yards, and a location that places you minutes from local dining to include Koma Cafe just down the street, and access to the amenities of both downtown Takoma Park & Silver Spring, parks, and Metro access round out the offering.

8209 Flower Avenue is more than just a home—it's a rare opportunity to own a beautifully updated, income-producing residence in one of the DC area's most beloved neighborhoods. A true blend of elegance, utility, and character.

Built in 1936

## Essential Information

|        |             |
|--------|-------------|
| MLS® # | MDMC2208260 |
| Price  | \$969,000   |

|                |             |
|----------------|-------------|
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 4           |
| Square Footage | 3,145       |
| Acres          | 0.12        |
| Year Built     | 1936        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Cape Cod    |
| Status         | Active      |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 8209 Flower Ave |
| Subdivision | TAKOMA PARK     |
| City        | Takoma Park     |
| County      | MONTGOMERY-MD   |
| State       | MD              |
| Zip Code    | 20912           |

### **Amenities**

|           |                                                                                              |
|-----------|----------------------------------------------------------------------------------------------|
| Amenities | Master Bath(s), Entry Lvl BR, Wood Floors, Attic, CeilingFan(s), Formal/Separate Dining Room |
| Parking   | Paved Driveway                                                                               |

### **Interior**

|                   |                                                             |
|-------------------|-------------------------------------------------------------|
| Interior Features | Floor Plan-Traditional                                      |
| Appliances        | Dishwasher, Dryer, Microwave, Stove, Washer, Oven/Range-Gas |
| Heating           | Forced Air                                                  |
| Cooling           | Central A/C                                                 |
| Has Basement      | Yes                                                         |
| Basement          | English, Full, Rear Entrance, Fully Finished, Heated        |
| Fireplace         | Yes                                                         |
| # of Fireplaces   | 1                                                           |
| # of Stories      | 3                                                           |
| Stories           | 3                                                           |

### **Exterior**

|          |                       |
|----------|-----------------------|
| Exterior | Brick and Siding      |
| Roof     | Architectural Shingle |

Foundation                      Block

**School Information**

District                      MONTGOMERY COUNTY PUBLIC SCHOOLS  
High                            MONTGOMERY BLAIR

**Additional Information**

Date Listed                      November 14th, 2025  
Days on Market                2  
Zoning                            R10

**Listing Details**

Listing Office                      Cupid Real Estate



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Listing information last updated on November 15th, 2025 at 10:00pm EST