



Angela D. Alsobrooks
County Executive

Surplus Real Property 2024



**Redevelopment
Authority**
of Prince George's County

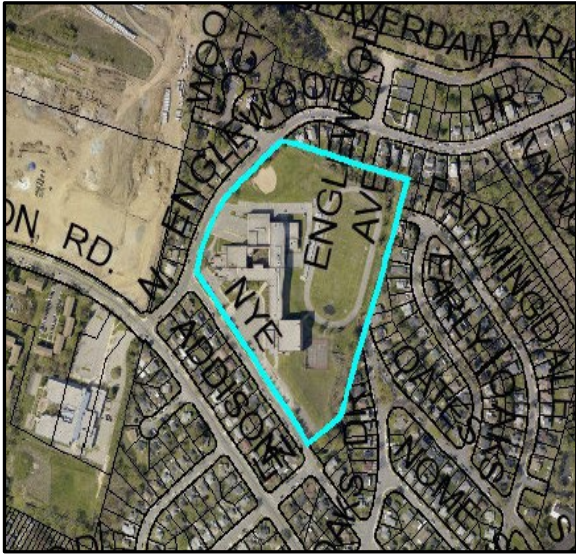
Steven Donegan
Real Estate Development Project &
Program Manager

District 5

Proposed Surplus Properties



**Redevelopment
Authority**
of Prince George's County



TAX ID#: 18-1992221

ZONING: RMF-12

AREA LOCATOR: 1401 Nye Street, Capitol Heights, 20743

AREA: 14.90 acres

APPRAISED VALUE: N/A

HIGHEST/BEST USE: N/A

COMMENTS: Former Old Fairmont Heights High School – currently vacant

RECOMMENDATION:

County will not transfer until a plan of disposition (sale or lease) is identified and approved by County Council

MAP 5-A



TAX ID#: 18-2110773; 18-2110765; 18-1991660; 18-2056471;
18-2111383; 18-1993674; 18-2032118; 18-2032126;
18-2013118; 18-2013324; 18-2066777

ZONING: RSF-65

AREA LOCATOR: 0 Huskwood Avenue Parcels, and
0 Farmingdale Place, Capitol Heights, 20743

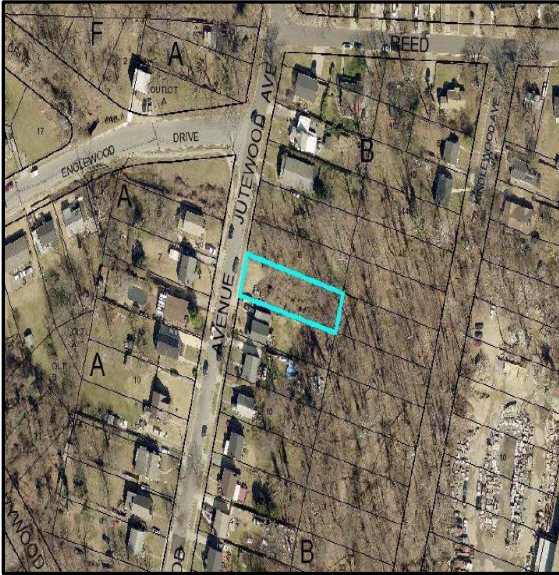
AREA: 94,275 square feet

APPRAISED VALUE: \$130,000

HIGHEST/BEST USE: Assemblage with surrounding privately owned parcels for single family residential development

COMMENTS: N/A

MAP 5-B



TAX ID#: 18-2023422

ZONING: RSF-65

AREA LOCATOR: 1523 Jutewood Avenue, Landover, 20785

AREA: 8,787 square feet

APPRAISED VALUE: \$55,000

HIGHEST/BEST USE: Single Family Home Development

COMMENTS: N/A

MAP 5-C



TAX ID#: 13-1550151

ZONING: RSF-65

AREA LOCATOR: 6832 Flagstaff Street, Landover, 20785

AREA: 4,134 square feet

APPRAISED VALUE: \$190,000

HIGHEST/BEST USE: Rehab opportunity of existing vacant semi-detached home w/ ARV est. at \$305K

COMMENTS: Vacant townhome obtained by County via 2023 tax foreclosure

MAP 5-D



TAX ID#: 18-2080935;18-2080943;18-2080950

ZONING: RSF-95

AREA LOCATOR: 108, 110, and 112 Jonquil Avenue,
Landover, 20785

AREA: 35,683 square feet

APPRAISED VALUE: \$105,000

HIGHEST/BEST USE: Single-family home development

COMMENTS:

Individual Lot Values:

1. 108 Jonquil Avenue; 10,240 sq.ft.; \$50,000
2. 110 Jonquil Avenue; 10,650 sq.ft.; \$50,000
3. 112 Jonquil Avenue; 14,793 sq.ft.; \$55,000

MAP 5-E

District 7

Proposed Surplus Properties



**Redevelopment
Authority**
of Prince George's County



TAX ID#: 18-2063253 **ZONING:** RSF-65
AREA LOCATOR: 0 Southern Avenue, Capitol Heights, 20743
AREA: 4,000 square feet
APPRAISED VALUE: \$40,000
HIGHEST/BEST USE: Ideal lot for assemblage with adjacent privately owned parcels for residential development
COMMENTS: N/A

MAP 7-A



TAX ID#: 18-2033694 **ZONING:** RSF-A
AREA LOCATOR: 0 Chamber Avenue, Capitol Heights, 20743
AREA: 4,000 square feet
APPRAISED VALUE: \$45,000
HIGHEST/BEST USE: Single-family home development or assemblage with adjacent owner
COMMENTS: N/A

MAP 7-B



TAX ID#: 18-2115822

ZONING: RSF-65

AREA LOCATOR: 0 Mentor Avenue, Capitol Heights, 20743

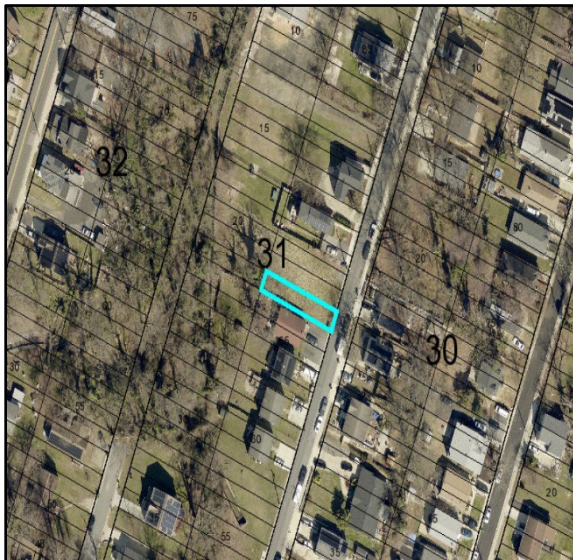
AREA: 16,000 square feet

APPRAISED VALUE: \$85,000

HIGHEST/BEST USE: Residential development or opportunity to assemble with vacant Greater Capitol Heights Vol. Fire Station site

COMMENTS: Served as surface lot to service the nearby Greater Capitol Heights Vol. Fire Dept. on 1234 Larchmont Avenue - now vacant

MAP 7-C



TAX ID#: 18-2068815

ZONING: RSF-65

AREA LOCATOR: 427 Nova Avenue, Capital Heights, 20743

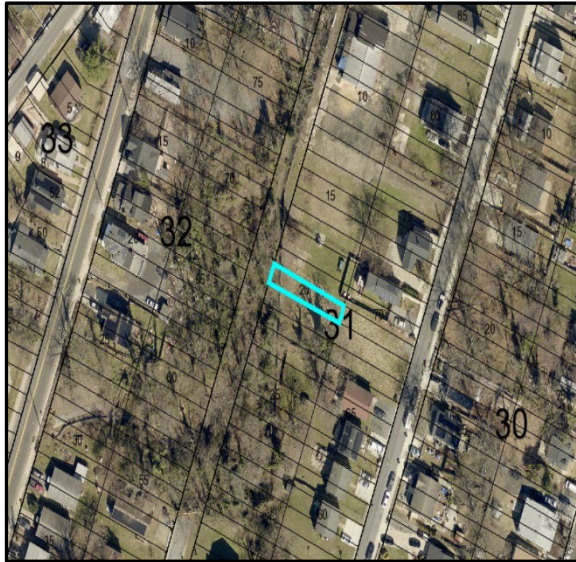
AREA: 2,000 square feet

APPRAISED VALUE: \$4,000

HIGHEST/BEST USE: Assemblage with surrounding privately owned parcels for residential development

COMMENTS: 427 Nova Avenue and 418 Mentor should be sold to same buyer due to proximity to make new build feasible

MAP 7-D



TAX ID#: 18-2068823

ZONING: RSF-65

AREA LOCATOR: 418 Mentor Avenue, Capitol Heights, 20743

AREA: 2,000 square feet

APPRAISED VALUE: \$4,000

HIGHEST/BEST USE: Assemblage with surrounding privately owned parcels for residential development

COMMENTS: 427 Nova Avenue and 418 Mentor should be sold to same buyer due to proximity to make new build feasible

MAP 7-E

District 8

Proposed Surplus Properties



**Redevelopment
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TAX ID#: 12-1225184

ZONING: RSF-A

AREA LOCATOR: 109 Talbert Drive, Oxon Hill, 20745

AREA: 3,914 square feet

APPRAISED VALUE: \$27,000

HIGHEST/BEST USE: Dispose as assemblage for residential or public use

COMMENTS: The Town of Forest Heights has expressed interest to acquire and assemble the Talbert lots

MAP 8-A



TAX ID#: 12-1225192

ZONING: RSF-A

AREA LOCATOR: 107 Talbert Drive, Oxon Hill, 20745

AREA: 3,520 square feet

APPRAISED VALUE: \$26,000

HIGHEST/BEST USE: Dispose as assemblage for residential or public use

COMMENTS: The Town of Forest Heights has expressed interest to acquire and assemble the Talbert lots

MAP 8-B



TAX ID#: 18-2115822

ZONING: RSF-A

AREA LOCATOR: 105 Talbert Drive, Oxon Hill, 20745

AREA: 3,520 square feet

APPRAISED VALUE: \$26,000

HIGHEST/BEST USE: Dispose as assemblage for residential or public use

COMMENTS: The Town of Forest Heights has expressed interest to acquire and assemble the Talbert lots

MAP 8-C



TAX ID#: 12-1225218

ZONING: RSF-A

AREA LOCATOR: 103 Talbert Drive, Oxon Hill, 20745

AREA: 3,520 square feet

APPRAISED VALUE: \$26,000

HIGHEST/BEST USE: Dispose as assemblage for residential or public use

COMMENTS: The Town of Forest Heights has expressed interest to acquire and assemble the Talbert lots.

MAP 8-D



TAX ID#: 12-1225226

ZONING: RSF-A

AREA LOCATOR: 101 Talbert Drive, Oxon Hill, 20745

AREA: 3,520 square feet

APPRAISED VALUE: \$26,000

HIGHEST/BEST USE: Dispose as assemblage for residential or public use

COMMENTS: The Town of Forest Heights has expressed interest to acquire and assemble the Talbert lots

MAP 8-E



TAX ID#: 12-1225234

ZONING: RSF-A

AREA LOCATOR: 55 Talbert Drive, Oxon Hill, 20745

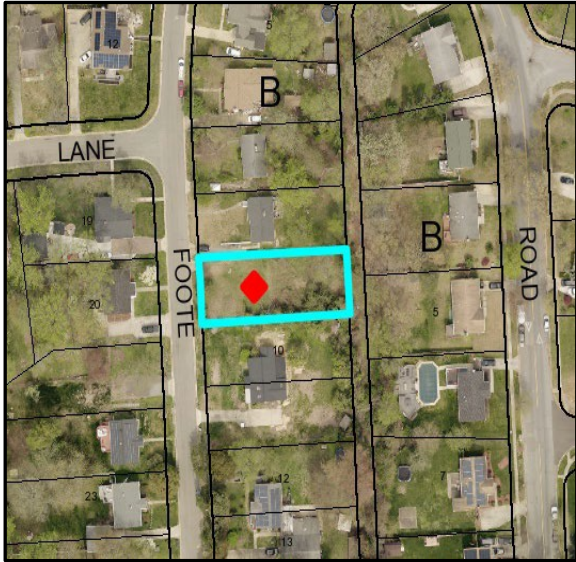
AREA: 6,400 square feet

APPRAISED VALUE: \$24,000

HIGHEST/BEST USE: Dispose as assemblage for residential or public use

COMMENTS: The Town of Forest Heights has expressed interest to acquire and assemble the Talbert lots

MAP 8-F



TAX ID#: 12-1314533

ZONING: RSF-A

AREA LOCATOR: 8708 E. Fort Foote Terrace, Fort Washington, 20774

AREA: 10,020 square feet

APPRAISED VALUE: \$30,000

HIGHEST/BEST USE: Single-family home development

COMMENTS: Clean Lot selection; First priority to adjacent property owner

MAP 8-G

District 9 Properties



**Redevelopment
Authority**
of Prince George's County



TAX ID#: 09-0916981

ZONING: RSF-95

AREA LOCATOR: 9533 Badger Avenue, Clinton, 20735

AREA: 20,650 square feet

APPRAISED VALUE: \$25,000

HIGHEST/BEST USE: Single Family Development

COMMENTS: Clean Lot selection; Potential infill opportunity to stabilize block; meets requirement of R-55 zoning based on date of subject lot recording; Recent County tax foreclosure

MAP 9-A

Property Summary Page



**Redevelopment
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	Parcel Tax ID	District	Acreage/Area	Appraised Value	Zoning
1	18-1992221	5	14.90 ac	N/A	RMF-12
2	18-2110773	5	94,275 sq. ft. - based on assemblage	\$130,000 - Appraised value based on Assemblage	RSF-65
3	18-2110765	5			RSF-65
4	18-1991660	5			RSF-65
5	18-2056471	5			RSF-65
6	18-2111383	5			RSF-65
7	18-1993674	5			RSF-65
8	18-2032118	5			RSF-65
9	18-2032126	5			RSF-65
10	18-2013118	5			RSF-65
11	18-2013324	5			RSF-65
12	18-2066777	5			RSF-65
13	18-2023422	5	8,787 sq. ft.	\$55,000	RSF-65
14	13-1550151	5	4,134 sq. ft.	\$190,000	RSF-65
15	18-2080935	5	10,240 sq. ft.	\$50,000	RSF-95
16	18-2080943	5	10,650 sq. ft.	\$50,000	RSF-95
17	18-2080950	5	14,793 sq. ft.	\$55,000	RSF-95
18	18-2063253	7	4,000 sq. ft.	\$40,000	RSF-65
19	18-2033694	7	4,000 sq. ft.	\$45,000	RSF-A
20	18-2115822	7	16,000 sq. ft.	\$85,000	RSF-65
21	18-2068815	7	2,000 sq. ft.	\$4,000	RSF-65
22	18-2068823	7	2,000 sq. ft.	\$4,000	RSF-65
23	12-1225184	8	3,914 sq. ft.	\$27,000	RSF-A
24	12-1225192	8	3,520 sq. ft.	\$26,000	RSF-A
25	18-2115822	8	3,520 sq. ft.	\$26,000	RSF-A
26	12-1225218	8	3,520 sq. ft.	\$26,000	RSF-A
27	12-1225226	8	3,520 sq. ft.	\$26,000	RSF-A
28	12-1225234	8	6,400 sq. ft.	\$24,000	RSF-A
29	12-1314533	8	10,020 sq. ft.	\$30,000	RSF-A
30	09-0916981	9	20,650 sq. ft.	\$25,000	RSF-95