

\$2,900,000 - 1023 Highland Rd, NEWTOWN

MLS® #PABU2009456

\$2,900,000

5 Bedroom, 7.50 Bathroom, 15,529 sqft
Residential on 3 Acres

NONE AVAILABLE, NEWTOWN, PA

Escape to this exceptional French Country Manor home resting on 3+ acres of prime Bucks County tree-lined landscape and overlooking 178 acres of deed restricted land in Upper Makefield. Its curb appeal and architectural charm draws you in instantly to explore what the rest of this alluring estate has to offer. Enter through double arched mahogany wood doors which sets the tone as you walk through this thoughtfully appointed 5-bedroom home with hardwood floors, 5 fireplaces, stunning millwork, attractive moldings and 10'™ ceilings. The forged iron and wood spiral staircase brings a classic elegance and ornate style into the open entry as it winds its way to the lower and upper levels as well as the overlook. The home's™ layout offers a charming blend of formal and informal spaces including a stylish living room with a multi-arched column accented entry and coffered ceiling, dining room with convenient butler's™ pantry, an expansive designer kitchen outfitted with granite countertops, Wolf cooking appliances, SubZero paneled refrigerator, 2 islands highlighting a large farmhouse sink, cooktop and multiple freezer drawers, separate eating area and coffee bar nook with Miele espresso maker. The kitchen flows easily into the warm and inviting gathering room with a vaulted ceiling, grand statement chapel beams, fireplace, magnificent transom highlighted French doors offering views of the luscious backyard landscape and four access points to rear patio



areas and a relaxing covered porch area. A spacious cherry wood paneled study with built-in cabinetry, fireplace, and gorgeous matching arched double doors that can be closed for that much desired privacy make working at home here seem easy. The main suite is conveniently located on this level and offers a deep tray ceiling, a cozy sitting area adorn with fireplace, and multiple French doors leading to private bluestone terraces inspiring tranquility. The main his/her bath is luxurious with a sizeable double-sided steam shower, raised whirlpool tub surrounded by a curved wall of windows allowing for natural light, an extra shower, and multiple custom vanity areas offering plenty of room making it the perfect retreat to de-stress and soak in. Two powder rooms, a drop zone and a roomy laundry/mudroom complete this level. The upper level features 4 generously sized en-suite bedrooms, one large enough to serve as an in-law/au pair suite with separate living space containing a sitting room, full bath and stunning kitchenette. Also on this level are two bonus rooms, one with an attached half bath, which provide endless possibilities such as a craft room or playroom. The fully finished walk-out lower level is impressive and provides a full-size bar complete with wine fridge, ice maker, kitchenette and center island, recreation area, fitness space, multiple storage areas, sitting area with fireplace, billiards zone, movie theater room, and full bath for that much sought-after additional entertainment and living space. The basement also offers direct access to the garage via a rear staircase. The outdoor amenities are just as spectacular as the inside featuring a pool, soothing spa, multi-level bluestone terrace accented by a grill area and plenty of lounging areas for relaxation and hosting guests. Additional amenities include an elevator servicing all three levels, central vac, attached 3-car garage and covered walkway to an additional

attached 2-car garage all boasting the arched mahogany doors to mirror the home's front entrance. All perfectly located in Council Rock School District with easy access to I-295 for travel to Philadelphia, Princeton and NYC.

Built in 2009

Essential Information

MLS® #	PABU2009456
Sold Price	\$2,900,000
Bedrooms	5
Bathrooms	7.50
Full Baths	6
Half Baths	3
Square Footage	15,529
Acres	3.11
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	Other
Status	Closed
Sold Date	May 18th, 2023

Community Information

Address	1023 Highland Rd
Area	Upper Makefield Twp (10147)
Subdivision	NONE AVAILABLE
City	NEWTOWN
County	BUCKS-PA
State	PA
Zip Code	18940

Amenities

Amenities	Additional Stairway, Bar, Built-Ins, Central Vacuum, Chair Railing, Crown Molding, Elevator, Entry Lvl BR, Formal/Separate Dining Room, Pantry, Master Bath(s), Recessed Lighting, Soaking Tub, Upgraded Countertops, Wainscotting, Walk-in Closet(s), Wood Floors, Curved Staircase, Butlers Pantry
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# of Garages	5
Garages	Garage - Rear Entry, Inside Access, Oversized
View	Garden/Lawn, Trees/Woods
Has Pool	Yes
Pool	Pool (In-Ground), Heated, Pool/Spa Combo

Interior

Interior Features	Floor Plan-Open
Heating	Forced Air
Cooling	Central A/C
Fireplace	Yes
# of Fireplaces	5
Fireplaces	Gas/Propane, Wood
# of Stories	2
Stories	2 Story

Exterior

Exterior	Frame
Exterior Features	Extensive Hardscape, Exterior Lighting, Patio, Balcony, Porch(es), Pool (In-Ground), Pool/Spa Combo, Breezeway
Foundation	Other

School Information

District	COUNCIL ROCK
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Additional Information

Zoning	CM
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Listing Details

Listing Office	Jay Spaziano Real Estate
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Listing information last updated on May 1st, 2024 at 11:15pm EDT