

\$1,325,000 - 708 Bryans Way, WARRINGTON

MLS® #PABU2046334

\$1,325,000

5 Bedroom, 5.50 Bathroom, 4,472 sqft

Residential on 0 Acres

WARRINGTON GLEN, WARRINGTON, PA

WOW this is a meticulously maintained elegant, fully upgraded home located on a cul-de-sac in the very desirable Toll Brothers community of Warrington Glen. The Hopewell Model with the upgraded expanded family room and upgraded palladian kitchen and breakfast room boast five bedrooms and five and a half bathrooms, (including a well-appointed first floor in-law suite), with 5,000 plus square footage of living space there is plenty of room for everyone. You enter this stunning home into a grand twenty-foot-high two-story foyer. The first-floor open flow is ideal for daily comfort and outstanding entertaining including the family room with soaring twenty-foot coffered ceilings, huge windows accompanied by a large stone gas fireplace, rear staircase, and beautiful engineered hardwood throughout the first floor. The bright and sunny gourmet chef kitchen is breath-taking with all stainless-steel Jenn-Air appliances, oversized island, wine refrigerator and quartz countertops. The breakfast room leads to the private tree lined backyard with professional paver patio great for entertaining and a 6-person salt water hot tub. The first floor also has a private office, large formal dining room, living room and conservatory/library with tray ceilings and elaborate finishes. Upstairs you will find a fabulous owners suite with a sitting room, tray ceiling, two large walk-in closets, and a beautiful private bath with a soaking tub, oversized shower stall, plus his and her sinks.



There are also three other generously sized bedrooms, all with ample closet space, one being a princess suite with an ensuite bath. The home comes with a three HVAC zones to keep the whole house comfortable. The three-car garage each with a separate opener, gives you access to the mudroom/laundry room WAIT there is more the huge, finished walk out basement done in 2020 with full bathroom, projector TV, large entertainment area with granite custom bar, sink and refrigerator, home gym and plenty of storage. Included extras in this already fabulous property is Warranty by Toll until December 12, 2026, infrared security system, home water purifier system, upgraded 75-gallon water tank, extra washer and dryer in basement, extensive storage shelving in storage room and professional exterior up lighting. Award-winning Central Bucks School District. Easy access to many convenient commuter roadways as well as shops and restaurants. WELCOME HOME!

Built in 2016

Essential Information

MLS® #	PABU2046334
Sold Price	\$1,325,000
Bedrooms	5
Bathrooms	5.50
Full Baths	5
Half Baths	1
Square Footage	4,472
Acres	0.43
Year Built	2016
Type	Residential
Sub-Type	Detached
Style	Craftsman
Status	Closed
Sold Date	June 1st, 2023

Community Information

Address	708 Bryans Way
Area	Warrington Twp (10150)
Subdivision	WARRINGTON GLEN
City	WARRINGTON
County	BUCKS-PA
State	PA
Zip Code	18976

Amenities

Amenities	Crown Molding, Double/Dual Staircase, Sprinkler System, Upgraded Countertops, Wainscoting, Wood Floors, Wpool Jets, Shades/Blinds, Wet Bar/Bar, Formal/Separate Dining Room, Wine Storage
# of Garages	3
Garages	Garage - Side Entry, Garage Door Opener, Inside Access, Additional Storage Area

Interior

Interior Features	Floor Plan-Open
Heating	Forced Air
Cooling	Central A/C
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas/Propane
# of Stories	2
Stories	2 Story

Exterior

Exterior	Stone
Exterior Features	Exterior Lighting, Hot Tub, Patio, Porch(es)
Foundation	Permanent

School Information

District	CENTRAL BUCKS
Elementary	MILL CREEK
Middle	UNAMI

Additional Information

Zoning	RA
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Listing Details

Listing Office

BHHS Fox & Roach-Center City Walnut

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Listing information last updated on May 17th, 2024 at 11:45pm EDT