

\$1,025,000 - 406 Sawyers Ln, NEWTOWN

MLS® #PABU2049406

\$1,025,000

4 Bedroom, 2.50 Bathroom, 3,623 sqft

Residential on 1 Acres

TIMBER RIDGE, NEWTOWN, PA

Location, classic style, and situated at the end of a cul de sac on a spectacular lot in Timber Ridge of Upper Makefield. This custom built European style home features a grand center hall 2 story foyer with curved staircase. The formal living room features newer casement windows, wood burning fireplace and custom millwork with pocket doors to family room. The spacious formal dining room features custom millwork newer casement windows, and double-doors to kitchen. The updated kitchen features antique white cabinets with under-lighting, black granite counter-tops, stainless steel appliances, coffee bar, and pantry. The breakfast room is open to the great room/ family room featuring floor to ceiling windows, and french door to bluestone patio. A stone framed with wood mantelpiece gas fireplace, and wet bar are also features of the family room. A screened in porch located off the family room offers a perfect place for morning coffee or evening quiet time. Also on the main floor is a spacious office with access to the backyard and the garage. Outside the family room are the terraced patios offering a place to sit and view the peaceful backyard space and extended countryside views.

The upper level of this home features the main bedroom with vaulted ceiling, custom beams, atrium window with custom contoured arched alcove. Other features of the main bedroom are walk-in closet and spacious main bathroom with atrium window, soaking tub,



shower stall, and double sinks. Three additional spacious spare bedrooms, common hall bath, and laundry room complete the upper level.

Other features of this home include: Hardwood floors, tile floors in kitchen, breakfast room, foyer and bathrooms. Two car attached side entry garage, basement access from garage, bluestone patios, side of house screened-in porch with vaulted ceiling, newer windows, newer HVAC, new roof May 2023, and newer driveway. Council Rock N School District, close to 295 (I-95), NJT, Route 1, SEPTA Rail, 25 mins to Princeton, 75 minutes to NYC, 45 minutes to Philadelphia, close to Newtown, New Hope, and Yardley Boroughs offering shopping, restaurants, entertainment and professional services.

More pictures will be posted Tuesday evening / Wednesday morning.

Built in 1979

Essential Information

MLS® #	PABU2049406
Sold Price	\$1,025,000
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	3,623
Acres	1.37
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Colonial
Status	Closed
Sold Date	June 21st, 2023

Community Information

Address	406 Sawyers Ln
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Area	Upper Makefield Twp (10147)
Subdivision	TIMBER RIDGE
City	NEWTOWN
County	BUCKS-PA
State	PA
Zip Code	18940

Amenities

Amenities	Wood Floors
# of Garages	2
Garages	Garage - Side Entry, Basement Garage

Interior

Interior Features	Floor Plan-Traditional, Floor Plan-Open
Heating	Forced Air
Cooling	Central A/C
# of Fireplaces	2
# of Stories	2
Stories	2 Story

Exterior

Exterior	Frame
Exterior Features	Extensive Hardscape
Foundation	Block

School Information

District	COUNCIL ROCK
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Additional Information

Zoning	CM
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Listing Details

Listing Office	BHHS Fox & Roach -Yardley/Newtown
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Listing information last updated on May 18th, 2024 at 9:15am EDT