

\$977,391 - 805 Grayson Ln #41, AMBLER

MLS® #PAMC2028206

\$977,391

3 Bedroom, 2.50 Bathroom, 2,588 sqft
Residential on 0 Acres

MATTISON ESTATE - UPPER DUBLIN, AMBLER, PA

Introducing Mattison Estate. With luxury details throughout, your new home will provide everything you need. The Goldenberg Group and Guidi Construction Management present a masterfully-planned luxury community in the heart of Upper Dublin Township, within walking distance to Ambler borough, nestled on the beautiful grounds of the legendary Lindenwold Estate. This community will feature both Carriage Homes and Villas elegantly designed to preserve and complement the historic elegance of the Estate while showcasing superior modern architecture and custom design. It is hard to compete with the luxurious comfort and convenience of the 2,642 square foot Whittaker Grand. A dramatic two-story foyer, accompanied by a turned staircase, hint at the expansive vaulted family and dining rooms just beyond the threshold of the kitchen; a palatial setting for hosting guests or just relaxing at home. The perfectly placed two-car garage offers easy transport of groceries to the kitchen pantry. The owner's suite, conveniently located on the first floor, features a private bath and two large walk-in closets for ample storage space. The powder room and laundry complete the first floor. On the second floor, find two additional bedrooms with walk-in closets and a generous shared full bath along with a loft/study space that overlooks the family and dining rooms below. The photos and tour displayed are to show the finishes and features of this model. They do not depict the actual floor plan. This homesite includes



rough-in plumbing in the basement for a future full bathroom and a Coffered Ceiling in the primary bedroom. Still, time to select your interior options.

Built in 2020

Essential Information

MLS® #	PAMC2028206
Sold Price	\$977,391
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,588
Acres	0.06
Year Built	2020
Type	Residential
Sub-Type	End of Row/Townhouse
Style	Villa
Status	Closed
Sold Date	June 15th, 2023

Community Information

Address	805 Grayson Ln #41
Area	Upper Dublin Twp (10654)
Subdivision	MATTISON ESTATE - UPPER DUBLIN
City	AMBLER
County	MONTGOMERY-PA
State	PA
Zip Code	19002

Amenities

Amenities	Recessed Lighting, Walk-in Closet(s)
Utilities	Cable TV Available, Natural Gas Available, Phone Available, Sewer Available, Water Available
# of Garages	2
Garages	Garage - Front Entry, Garage Door Opener, Inside Access

Interior

Appliances	Cooktop, Dishwasher, Built-In Microwave, Disposal, Oven-Self Cleaning, Oven/Range-Gas, Range hood, Stainless Steel Appliances
Heating	Forced Air
Cooling	Central A/C
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas/Propane
# of Stories	2
Stories	2 Story

Exterior

Exterior	HardiPlank, Stone
Windows	Low-E
Foundation	Other

School Information

District	UPPER DUBLIN
High	UPPER DUBLIN

Additional Information

Zoning	RESIDENTIAL
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Listing Details

Listing Office	Houwzer, LLC
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Listing information last updated on May 18th, 2024 at 7:45pm EDT