

\$650,000 - 309 Gentry Ln, AMBLER

MLS® #PAMC2074122

\$650,000

4 Bedroom, 3.50 Bathroom, 3,455 sqft
Residential on 0 Acres

GENTRY MANOR, AMBLER, PA

Your search ends here at this fantastic 4 Bedroom 3.5 Bath Colonial with a First Floor Primary Suite plus 2nd Primary Suite Option on 2nd Floor, quietly situated at the end of a long private driveway, within the highly desirable 11-home enclave of Gentry Manor, minutes from the special town of Ambler in Upper Dublin. 9â€™™ and Vaulted Ceilings, arched openings, hardwood floors and an Open Floor Plan are only some of the exciting features awaiting the discerning buyer. A covered front porch surrounded by lush landscaping welcomes you to enter. The 2-story Entrance Hall with exceptionally wide stairway leads to the connecting Living and Dining Rooms, offering excellent entertaining flow. The inviting Open Floor plan continues with the Kitchen and Family Room, both open to each other. Enjoy preparing meals in the beautiful Kitchen with center island with quartz counter, gas stove and seating for 3, and perimeter with corian counters, 42â€• extra-wide cabinets with under cabinet lighting, oversized sink, self-cleaning wall oven, GE Profile dishwasher, new armoire-style refrigerator and microwave. The Breakfast Area of the Kitchen offers a vaulted ceiling and a door opening to the rear, maintenance-free Deck. The adjacent, exciting 2-story Family Room features a wall of windows, a gas fireplace with wood mantel and marble hearth and custom built-ins, with a 2nd floor balcony above. A few steps away, find the 1st Floor optional primary Bedroom with vaulted ceiling



featuring a walk-in closet and handicap-accessible Full Bath with soaking tub, vanity and shower. This room also provides direct access to the 2-Car Garage, with 1 of 2 inside garage doors. The 1st floor Laundry Room with washer, dryer and utility sink offers the 2nd inside garage door. The 2nd floor features an outstanding Loft/Office with hardwood floor and custom built-ins, and a balcony from this area overlooks the Family Room. The loft is centrally located between the 3 bedrooms on this floor and includes a walk-in closet. The 2nd optional Primary Bedroom with closet includes an en-suite Full Bath with soaking tub, shower and vanity, plus a connecting Sitting Room, perfect for work, exercise or could even become another closet. 2 additional spacious bedrooms share a Jack and Jill Bath with soaking tub and shower. The unfinished basement includes 2 furnaces, a 75-gallon hot water heater and a whole-house generator. The ceiling fans and light fixtures have all been replaced. A pet fence is included. The home is handicap accessible if needed, including ramps and wide openings. This excellent location is minutes from Mondauk Park and minutes to the exciting town of Ambler with 1st run non-profit movie-theater, gourmet restaurants and stores. Also close to Route 309 and the PA turnpike, multiple train stations and within Upper Dublin School District, ranked in the top 10 for the state. The HOA fee includes lawn maintenance, snow removal and trash pickup. Come make this house your home.

Built in 2002

Essential Information

MLS® #	PAMC2074122
Sold Price	\$650,000
Bedrooms	4

Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	3,455
Acres	0.36
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	Colonial
Status	Closed
Sold Date	July 26th, 2023

Community Information

Address	309 Gentry Ln
Area	Upper Dublin Twp (10654)
Subdivision	GENTRY MANOR
City	AMBLER
County	MONTGOMERY-PA
State	PA
Zip Code	19002

Amenities

Amenities	Built-Ins, Carpet, CeilingFan(s), Entry Lvl BR, Master Bath(s), Recessed Lighting, Soaking Tub, Stall Shower, Tub Shower, Upgraded Countertops, Walk-in Closet(s), Wood Floors
# of Garages	2
Garages	Built In, Garage - Side Entry, Garage Door Opener, Inside Access

Interior

Interior Features	Floor Plan-Open
Appliances	Built-In Microwave, Dishwasher, Disposal, Oven-Self Cleaning, Oven-Wall, Refrigerator, Stainless Steel Appliances, Stove
Heating	Forced Air
Cooling	Central A/C
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas/Propane, Mantel(s)
# of Stories	2
Stories	2 Story

Exterior

Exterior	Stucco, Brick and Siding
Exterior Features	Deck(s), Porch(es)
Lot Description	Cul-de-sac, Front Yard, Landscaping, Level, No thru street, Rear Yard, SideYard(s)
Roof	Pitched, Shingle
Foundation	Concrete Perimeter

School Information

District	UPPER DUBLIN
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Additional Information

Zoning	RESIDENTIAL
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Listing Details

Listing Office	BHHS Fox & Roach-Blue Bell
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Listing information last updated on May 18th, 2024 at 12:03am EDT