

# \$205,500 - 497 Roeder Lane, SELLERSVILLE

MLS® #PABU2099252

## \$205,500

3 Bedroom, 2.00 Bathroom, 1,344 sqft

Residential on 0.00 Acres

GREEN TOP MHP, SELLERSVILLE, PA

New Construction! Amazing new home ready to go. This open plan features everything you need in one floor living. The kitchen is perfect featuring stainless steel appliances and lots of counter space. With three big bedrooms, and two full baths say goodbye to waiting to get ready for work. Why rent when you can own this beautiful new home. The home will be completed with grading and seeding of the lawn. Gutters and downspouts, new driveway, steps and sidewalks as needed. Central air and an 88 shed all included. See this home today. 30 day closing is available if neededâ€¦

Built in 2025

## Essential Information

|                |                      |
|----------------|----------------------|
| MLS® #         | PABU2099252          |
| Price          | \$205,500            |
| Bedrooms       | 3                    |
| Bathrooms      | 2.00                 |
| Full Baths     | 2                    |
| Square Footage | 1,344                |
| Acres          | 0.00                 |
| Year Built     | 2025                 |
| Type           | Residential          |
| Sub-Type       | Manufactured         |
| Style          | Rancher, Double Wide |
| Status         | Active               |

## Community Information



|              |                           |
|--------------|---------------------------|
| Address      | 497 Roeder Lane           |
| Area         | West Rockhill Twp (10152) |
| Subdivision  | GREEN TOP MHP             |
| City         | SELLERSVILLE              |
| County       | BUCKS-PA                  |
| State        | PA                        |
| Municipality | WEST ROCKHILL TWP         |
| Zip Code     | 19440                     |

### **Amenities**

|         |                  |
|---------|------------------|
| Parking | Asphalt Driveway |
|---------|------------------|

### **Interior**

|              |             |
|--------------|-------------|
| Heating      | Central     |
| Cooling      | Central A/C |
| # of Stories | 1           |
| Stories      | 1 Story     |

### **Exterior**

|          |                                |
|----------|--------------------------------|
| Exterior | Frame, Mod/Manuf, Vinyl Siding |
|----------|--------------------------------|

### **School Information**

|          |           |
|----------|-----------|
| District | PENNRIDGE |
|----------|-----------|

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 27th, 2025 |
| Days on Market | 117             |
| Zoning         | RESIDENTIAL     |

### **Listing Details**

|                |                      |
|----------------|----------------------|
| Listing Office | ABC Home Realty, LLC |
|----------------|----------------------|

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