

\$825,000 - 330 Connor Ln, PERKASIE

MLS® #PABU2106796

\$825,000

4 Bedroom, 4.50 Bathroom, 4,173 sqft
Residential on 0.35 Acres

HIDDEN MDWS, PERKASIE, PA

Welcome to this Monroe Model by Lennar Homes, perfectly situated at the end of a quiet dead end street in the desirable Hidden Meadows community w/ Hilltown Twp. This elegant 4-bed, 4.5-bath home offers approx. 3,064 SQFT of living space plus an add'l 1,109 fin. SQFT in the newly finished basement, delivering the ideal blend of modern comfort, energy efficiency, & thoughtful design. Built in 2019/20, this home feels like new & enjoys a prime location adjacent to serene 11-acre farmland & protected HOA open space for ultimate privacy. The exterior boasts classic neutral Hardiplank & vinyl siding w/ stone accents, & a covered front porch that invites you inside. Step through the front door into a bright & welcoming foyer w/ a two-story ceiling & dbl-door coat closet, setting the tone for the open & airy floor plan. The main level features 5" engineered hickory HW floors t/o, extending up the staircase & 2nd-flr hall. The gourmet kitchen is a showstopper w/ white shaker cabinetry accented by trim moulding, upgraded Colonial White granite counters, lucente 3x6 tile backsplash, & a premium SS appliance package w/ five-burner gas cooktop & stylish vent hood. A huge center island w/ breakfast bar, walk-in pantry, & an entire wall of add'tl cabinetry. The adjoining morning rm addition floods the space w/ light & opens thru an oversized slider to the backyard patio. The family rm is both warm & sophisticated w/ a gas fireplace, custom built-in shelving, &



abundant windows offering views of the open space beyond. A spacious dining room, powder room w/ upgraded pedestal sink, & mudroom w/ custom built-in drop zone complete this level. Additionally, a flex space—currently used as a playroom—offers versatility as a study or office, & a separate tech center nook provides a convenient workspace w/ built-in desk & cabinetry. Upstairs, all 3 full baths feature upgraded Colonial White granite vanities, & every closet is outfitted w/ custom organizational system. Bedrooms 2 & 3 share a Jack-and-Jill bath w/ a dbl-sink vanity & private shower/tub area. Bedroom 4 enjoys access to a nearby full hall bath w/ walk in shower. The luxurious owner's suite offers a tranquil escape, highlighted by a dbl-door entry, tray ceiling, & a wall of windows showcasing peaceful views. The ensuite bathroom features a large dbl sink granite vanity, dbl shower w/ transom window, private water closet, & a large walk-in closet w/ custom built-ins. A private 2nd-floor laundry room w/ sink adds convenience to daily living. The finished basement (2023) adds over 1,100 SQFT of addtl living space, all finished in oak LVP flooring, including the stairs. This level includes a full bath w/ granite vanity & glass-enclosed shower, a great rm w/ custom built-in cabinetry w/ granite counters that houses a dbl-door beverage fridge, & a private gym rm behind glass doors. 2 unfin. areas house the mechanicals & provide excellent storage. Notable items in here include: 2 sump pumps, Radon mitigation system, 2-zone HVAC system w/ UV light purification for improved indoor air quality, Whole-house reverse osmosis filtration system w/ pressure booster & Rainsoft EC4 water conditioner, & the Tesla Powerwall whole-house battery backup (2023) that can run the home for days during outages that is hooked up to the fully owned solar panels on rear roof. Outdoor living

is equally impressive. The backyard showcases a newly installed (2024) 800 SQFT paver patio w/ Techo Bloc polyfill joints, custom stone borders, & a pergola w/ motorized louvers & LED uplighting. Professionally landscaped w/ a knee wall featuring built-in lanterns & fire pit area, this outdoor retreat is perfect for relaxation or entertaining. In addition to 9-ft ceilings, upgraded lighting, modern 5-inch trim detail t.o, & the many Smart Home features: front & garage doors, lighting, security system, & climate control, this home combines efficiency, elegance, & location – truly a rare find w/ every upgrade imaginable!

Built in 2019

Essential Information

MLS® #	PABU2106796
Price	\$825,000
Bedrooms	4
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	4,173
Acres	0.35
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	Colonial
Status	Active Under Contract

Community Information

Address	330 Connor Ln
Area	Hilltown Twp (10115)
Subdivision	HIDDEN MDWS
City	PERKASIE
County	BUCKS-PA
State	PA

Municipality	HILLTOWN TWP
Zip Code	18944

Amenities

Amenities	Air Filter System, Attic, Built-Ins, Upgraded Countertops, Walk-in Closet(s), Water Treat System, Wood Floors, Formal/Separate Dining Room, Pantry, Recessed Lighting
Parking	Asphalt Driveway
# of Garages	2
Garages	Garage - Front Entry, Garage Door Opener, Inside Access
View	Scenic Vista

Interior

Interior Features	Floor Plan-Open
Heating	Forced Air
Cooling	Central A/C
Has Basement	Yes
Basement	Fully Finished, Poured Concrete, Sump Pump
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas/Propane
# of Stories	2
Stories	2 Story

Exterior

Exterior	Frame
Exterior Features	Extensive Hardscape, Exterior Lighting, Patio
Lot Description	Bcks-Opn Comm, Adjoins - Open Space, Cul-de-sac, Landscaping, Level, Private
Foundation	Concrete Perimeter

School Information

District	PENNRIDGE
High	PENNRIDGE

Additional Information

Date Listed	October 16th, 2025
Days on Market	6
Zoning	CR

Listing Details

Listing Office Coldwell Banker Hearthside-Doylestown

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