

\$964,900 - 240 Banyan Dr, STATE COLLEGE

MLS® #PACE2513760

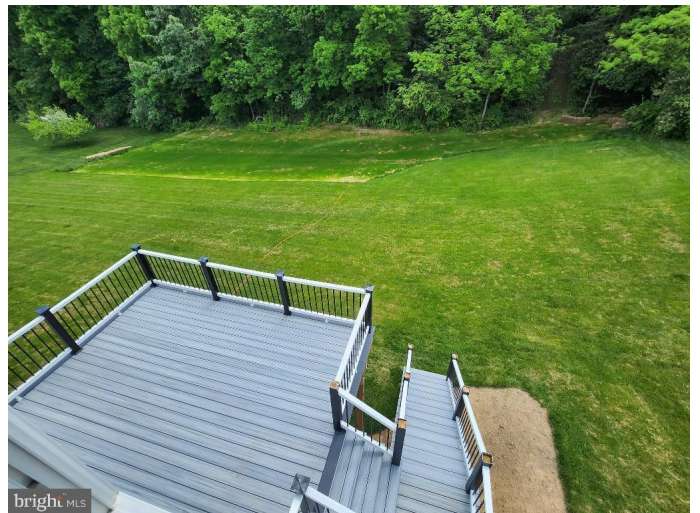
\$964,900

4 Bedroom, 3.50 Bathroom, 3,264 sqft

Residential on 0.40 Acres

HILLSIDE FARM ESTATES, STATE COLLEGE, PA

Welcome to your dream home! This stunning NEW CONSTRUCTION is now available for sale, offering an exquisite blend of spaciousness, modern upgrades, and meticulous attention to detail. Nestled on a generous .40-acre lot, 240 Banyan Drive has just over 3,250 square feet of luxurious living space. As you enter this traditional style home from the covered porch, you are greeted by the 2 story entry with natural oak hardwood flooring flowing throughout the entire 1st floor and the open floor plan seamlessly connects the various living areas, creating a harmonious flow throughout. With its abundant square footage, this home provides ample room for both entertaining and comfortable family living. The walls are a warm and rich light beige color with off-setting bright white trim, creating a crisp, clean ambiance that invites relaxation and tranquility. The cozy family room has a tray ceiling with double crown moulding and 2 mini crystal chandeliers as well as an extra large gas fireplace with a stacked stone surround. The kitchen is a true chef's delight, with 2 tone painted Maple cabinets with double stacked wall cabinets offer an abundance of storage space for all your culinary needs. The gigantic 8'x4' Quartz eating area island with its pendant lights is the visual centerpiece to the kitchen and brand new matching stainless steel refrigerator, gas range and dishwasher make this a chef's dream. The kitchen seamlessly flows into the formal



dining area with it's tray ceiling with double crown moulding, making it ideal for both casual family dinners and formal gatherings. The spacious master suite on the 2nd level has a soaring vaulted ceiling with recessed lighting as well as a chandelier really makes it a true relaxing sanctuary. The master bathroom's oversized tile shower with it's 6 shower jets, hand shower, and 16" rainfall shower head with built in seat, built in niche and recessed light above help wash away your daily stress. Bedrooms #2 and #3 are also huge and share a bathroom while bedroom #4 has it's own private bathroom. There is large home office / formal living room on the main level with double french glass door. Relax on the rear deck with steps going down to the rear yard. The home is equipped with 2 high efficiency Amana heat pumps, an on demand propane tankless water heater, water softner system, whole house humidifier, and active radon mitigation system. The walk-out lower level is pre-plumbed for a future bath and has 2 large windows as well as a 6' french door leading to a concrete patio in the rear yard. Located in the desirable and serene Hillside Farm Estates neighborhood, you are only minutes from State College and Penn State, yet tucked away from any traffic and noise. It's an idyllic haven that combines the perfect balance of modern upgrades, comfortable living spaces, and a prime location. Don't miss this opportunity to make this impeccable home yours and experience the epitome of luxury living! Ready to move in!

Built in 2024

Essential Information

MLS® #	PACE2513760
Price	\$964,900
Bedrooms	4

Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	3,264
Acres	0.40
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	Transitional
Status	Active

Community Information

Address	240 Banyan Dr
Area	Ferguson Twp (16424)
Subdivision	HILLSIDE FARM ESTATES
City	STATE COLLEGE
County	CENTRE-PA
State	PA
Municipality	FERGUSON TWP
Zip Code	16801

Amenities

Amenities	Crown Molding, Recessed Lighting, Walk-in Closet(s)
Parking	Concrete Driveway
# of Garages	2
Garages	Garage - Front Entry, Oversized

Interior

Interior Features	Floor Plan-Open, Floor Plan-Traditional
Appliances	Built-In Microwave, Dishwasher, Icemaker, Microwave, Oven/Range-Gas, Range hood, Refrigerator, Stainless Steel Appliances, Water Dispenser, Water Heater - Tankless
Heating	Heat Pump - Electric BackUp
Cooling	Heat Pump(s)
Has Basement	Yes
Basement	Daylight, Partial, Poured Concrete, Rough Bath Plumb, Walkout Level, Windows
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Gas/Propane
# of Stories	2
Stories	2 Story

Exterior

Exterior	Brick Veneer, Concrete/Block, Stone, Vinyl Siding
Lot Description	Backs to Trees, Landscaping
Windows	Double Hung, Low-E
Roof	Asphalt, Metal
Foundation	Block

School Information

District	STATE COLLEGE AREA
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Additional Information

Date Listed	March 14th, 2025
Days on Market	221
Zoning	RESIDENTIAL

Listing Details

Listing Office	ListWithFreedom.com
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Listing information last updated on October 20th, 2025 at 5:45am EDT