

\$323,575 - 117 Magnolia Dr, MIDDLETOWN

MLS® #PADA2046550

\$323,575

3 Bedroom, 2.50 Bathroom, 1,539 sqft
Residential on 0.08 Acres

WOODLAND HILLS, MIDDLETOWN, PA

UNDER CONSTRUCTION! This Bluebird model is a 3 BD, 2.5 BA, center unit townhome. You'll soon discover the value of the many included features that are packed into this home. The open first floor plan will make entertaining family and friends a pleasure. Nine foot first floor walls make this home feel even more spacious. You will love all the storage available in the walk-in pantry. Check out the size of these bedrooms! The owner's suite is sure to please with large spaces and lots of natural light. Bedrooms 2 and 3 have their own full bath. The laundry room is just steps from all bedrooms and bathrooms. This home also boasts a full, unfinished, lower level, 10x12 patio and a 2 car garage. The completion date is mid-December.

- This is new construction and has not yet been assessed so all taxes are estimated.
- Interior photos are from a similar home.

Built in 2025

Essential Information

MLS® #	PADA2046550
Price	\$323,575
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,539



Acres	0.08
Year Built	2025
Type	Residential
Sub-Type	Interior Row/Townhouse
Style	Other
Status	Active

Community Information

Address	117 Magnolia Dr
Area	Middletown Boro (14021)
Subdivision	WOODLAND HILLS
City	MIDDLETOWN
County	DAUPHIN-PA
State	PA
Municipality	MIDDLETOWN BORO
Zip Code	17057

Amenities

Amenities	CeilingFan(s), Pantry, Recessed Lighting, Sprinkler System, Stall Shower, Upgraded Countertops, Walk-in Closet(s)
Utilities	Cable TV, Phone Available, Under Ground
# of Garages	2
Garages	Garage - Front Entry, Garage Door Opener

Interior

Interior Features	Floor Plan-Open
Appliances	Dishwasher, Microwave, Oven/Range-Electric, Stainless Steel Appliances, Disposal
Heating	90% Forced Air, Programmable Thermostat
Cooling	Ceiling Fan(s), Central A/C
Has Basement	Yes
Basement	Drainage System, Full, Poured Concrete, Unfinished, Windows
# of Stories	2
Stories	2 Story

Exterior

Exterior	Vinyl Siding
Exterior Features	Sidewalks, Street Lights
Lot Description	Zero Lot Line

Windows	Double Hung, Double Pane, Energy Efficient, Low-E, Vinyl Clad
Roof	Architectural Shingle
Foundation	Concrete Perimeter, Passive Radon Mitigation

School Information

District	MIDDLETOWN AREA
Elementary	ROBERT G. REID
Middle	MIDDLETOWN AREA
High	MIDDLETOWN AREA HIGH SCHOOL

Additional Information

Date Listed	August 15th, 2025
Days on Market	70
Zoning	R-2

Listing Details

Listing Office	A' La Carte Real Estate Svcs
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Listing information last updated on October 23rd, 2025 at 8:00am EDT