

\$949,900 - 3505 Heaton Rd, HUNTINGDON VALLEY

MLS® #PAMC2150302

\$949,900

5 Bedroom, 3.00 Bathroom, 3,461 sqft
Residential on 0.00 Acres

JUSTA FARMS, HUNTINGDON VALLEY, PA

Modern Luxury with Unmatched Amenities in Award-Winning Lower Moreland School District.

Welcome to 3505 Heaton Road—a fully renovated masterpiece where elegance, comfort, and smart living converge. Perfectly situated in the highly desirable Lower Moreland School District, this home offers a rare combination of luxury features, energy-efficient upgrades, and entertainment-ready spaces—all at an incredible value.

Step inside through elegant double doors and be greeted by an open concept living and dining space with hardwood floors, brand-new carpeting, recessed lighting, and a dramatic stone fireplace. The chef's kitchen is the heart of the home, boasting custom wood cabinetry, granite countertops with an oversized breakfast bar, stainless steel LG appliances, designer lighting, a walk-in pantry, and stylish tile backsplash.

The main level includes three spacious bedrooms and a sleek, fully remodeled bathroom. Upstairs, retreat to your private master suite with a spa-inspired bathroom featuring dual showers, a Jacuzzi tub, double sinks, bidet, and a massive walk-in closet.

The finished basement is an entertainer's dream complete with a cozy fireplace insert, full bar, three 80" TVs, gaming and pool table



area, fitness room, laundry, and full bathroom. Pre-plumbed for a second kitchen, this level is ideal for multi-generational living or extended guest stays.

Outside, enjoy your automatic saltwater pool all summer long, relax in the screened-in porch, or garden in the expansive backyard. Newly installed solar panels slash energy costs while powering the entire home, and a whole-home Generac generator, dual sump pumps, and tankless water heater provide year-round peace of mind. Exterior front driveway can be extended to provide more ample space for parking or added convenience for exiting the home.

Additional highlights include:
A finished third-floor bonus room with a spiral staircase, offering the perfect space for a home office, studio, or even a fifth bedroom. An oversized two-car garage with driveway parking for four or more vehicles provides plenty of room for family and guests, while a brand-new water softener adds spa-like comfort to everyday living. For added peace of mind, the seller is including a one-year home warranty with the purchase.

This is more than a home—it's a lifestyle upgrade with every luxury and modern convenience already in place. Schedule your private showing today and experience the extraordinary value at 3505 Heaton Road.

Built in 2019

Essential Information

MLS® #	PAMC2150302
Price	\$949,900
Bedrooms	5
Bathrooms	3.00

Full Baths	3
Square Footage	3,461
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	Cape Cod
Status	Active

Community Information

Address	3505 Heaton Rd
Area	Lower Moreland Twp (10641)
Subdivision	JUSTA FARMS
City	HUNTINGDON VALLEY
County	MONTGOMERY-PA
State	PA
Municipality	LOWER MORELAND TWP
Zip Code	19006

Amenities

Amenities	Bar, Bathroom - Jetted Tub, Stall Shower, Bathroom - Walk-In Shower, Butlers Pantry, Carpet, Recessed Lighting, Spiral Staircase, Upgraded Countertops, Walk-in Closet(s)
Utilities	Electric Available, Natural Gas Available, Water Available
Parking	Asphalt Driveway
# of Garages	2
Garages	Garage - Front Entry
Has Pool	Yes
Pool	Fenced, Filtered, Pool (In-Ground), Saltwater

Interior

Interior Features	Floor Plan-Open
Appliances	Stainless Steel Appliances, Dishwasher
Heating	90% Forced Air, Energy Star Heating System
Cooling	Central A/C, Solar On Grid, Zoned
Has Basement	Yes
Basement	Full, Fully Finished, Heated
Fireplace	Yes
# of Fireplaces	2

Fireplaces	Gas/Propane, Insert, Stone, Wood
# of Stories	2
Stories	2 Story

Exterior

Exterior	Stone
Exterior Features	Exterior Lighting, BBQ Grill, Wood Fence, Pool (In-Ground)
Windows	Bay/Bow
Roof	Shingle
Foundation	Stone

School Information

District	LOWER MORELAND TOWNSHIP
High	LOWER MORELAND

Additional Information

Date Listed	August 27th, 2025
Days on Market	50
Zoning	RES: 1 FAM

Listing Details

Listing Office	Elite Level Realty
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