

\$299,500 - 462 Running Brook Rd, NORTH WALES

MLS® #PAMC2153496

\$299,500

3 Bedroom, 2.00 Bathroom, 1,448 sqft

Residential on 0.00 Acres

NESHAMINY FALLS, NORTH WALES, PA

Welcome to 55 & Better Living! This beautifully cared-for home in the heart of a vibrant over-55 community offers the perfect blend of comfort style and ease. Step through the decorative glass front door to find a light-filled spacious Living Room with ceiling fan/light combo, attractive crown molding, plus coat closet. Gorgeous and roomy kitchen beckons the chef with ample counter space, abundant attractive cabinetry, high hat and task lighting, built-in microwave, smooth top range, durable vinyl flooring. Sunny breakfast room boasts walk-in bay window, convenient breakfast bar. Down the hall, Laundry/Mud room with shelves, durable vinyl, access to yard. Owner's suite offers plenty of space for King bed, walk-in closet w/organizer system, ceiling fan w/light fixture. PLUS en suite Owner's Bath w/dual vanities, more cabinetry for storage, BIG stall shower with built in seat, plus makeup vanity, linen closet. Two additional roomy BR's with ceiling fans. Hall Bath features full sized shower over tub. Neutral flooring colors and crown molding throughout. NEW HVAC Summer 2025, newer hot water heater. Convenient to major shopping, restaurants, Rte 309 and Septa R5 train service. Community pool, clubhouse and activities!

Built in 2013

Essential Information



MLS® #	PAMC2153496
Price	\$299,500
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,448
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	Rancher
Status	Active Under Contract

Community Information

Address	462 Running Brook Rd
Area	Montgomery Twp (10646)
Subdivision	NESHAMINY FALLS
City	NORTH WALES
County	MONTGOMERY-PA
State	PA
Municipality	MONTGOMERY TWP
Zip Code	19454

Amenities

Has Pool	Yes
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Interior

Heating	Heat Pump(s)
Cooling	Central A/C
# of Stories	1
Stories	1 Story

Exterior

Exterior	Vinyl Siding
Exterior Features	Porch(es)
Foundation	Pillar/Post/Pier

School Information

District	NORTH PENN
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Additional Information

Date Listed	September 5th, 2025
Days on Market	13
Zoning	MHP

Listing Details

Listing Office	EXP Realty, LLC
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