

\$799,995 - 15 Roy Ln, HUNTINGDON VALLEY

MLS® #PAMC2158306

\$799,995

4 Bedroom, 2.50 Bathroom, 3,960 sqft

Residential on 0.21 Acres

ALBIDALE II, HUNTINGDON VALLEY, PA

Welcome to 15 Roy Lane – a place where peace, privacy, and pride of ownership shine. Located on a quiet street and surrounded by top-rated schools, this home is perfect for families who value both comfort and community. Step inside and experience the calm energy that instantly makes you feel at home. It’s everything you’ve been searching for, all in one address.

The home features numerous updates, including a new roof, high-efficiency windows, and a new heater – providing comfort, efficiency, and long-term value

Built in 1985

Essential Information

MLS® #	PAMC2158306
Price	\$799,995
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	3,960
Acres	0.21
Year Built	1985
Type	Residential
Sub-Type	Detached
Style	Colonial
Status	Active



Community Information

Address	15 Roy Ln
Area	Lower Moreland Twp (10641)
Subdivision	ALBIDALE II
City	HUNTINGDON VALLEY
County	MONTGOMERY-PA
State	PA
Municipality	LOWER MORELAND TWP
Zip Code	19006

Amenities

Amenities	Skylight(s), Attic/House Fan, Wpool Jets
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Interior

Heating	90% Forced Air
Cooling	Central A/C
Has Basement	Yes
Basement	Full
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Stories	2 Story

Exterior

Exterior	Vinyl Siding, Brick and Siding
Exterior Features	Sidewalks, Street Lights, Deck(s)
Lot Description	Front Yard, Rear Yard
Windows	Bay/Bow
Foundation	Concrete Perimeter

School Information

District	LOWER MORELAND TOWNSHIP
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Additional Information

Date Listed	October 12th, 2025
Days on Market	9
Zoning	M

Listing Details

Listing Office	Keller Williams Real Estate-Langhorne
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