

\$399,900 - 406 Lower State Rd #, NORTH WALES

MLS® #PAMC2159208

\$399,900

3 Bedroom, 2.00 Bathroom, 3,500 sqft

Residential on 1.48 Acres

NONE AVAILABLE, NORTH WALES, PA

Investor & Contractor Special in
Hatboro-Horsham!

Bring your vision and tools to this 3-bedroom, 2-bath home sitting on a beautiful 1.5-acre lot in Hatboro-Horsham School District. This property offers incredible upside potential for renovation or expansion

The home features solid bones and a spacious layout ready for your finishing touches. Outside, you'll find a large in-ground pool, mature trees, and plenty of open yard space — ideal for entertaining or creating a private retreat.

With prime location close to schools, shopping, and major routes, this is a rare opportunity to build instant equity in one of Montgomery County's most desirable areas.

Whether you're an investor looking for your next flip, a contractor seeking a rewarding project, or a buyer ready to customize your dream home, this property is packed with potential.

Home is being sold as-is. Bring your ideas and make this diamond in the rough shine!

Built in 1976



Essential Information

MLS® #	PAMC2159208
Price	\$399,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	3,500
Acres	1.48
Year Built	1976
Type	Residential
Sub-Type	Detached
Style	Other
Status	Active

Community Information

Address	406 Lower State Rd #
Area	Horsham Twp (10636)
Subdivision	NONE AVAILABLE
City	NORTH WALES
County	MONTGOMERY-PA
State	PA
Municipality	HORSHAM TWP
Zip Code	19454

Amenities

Parking	Asphalt Driveway
Has Pool	Yes
Pool	Pool (In-Ground), Concrete

Interior

Heating	Central
Cooling	Ductless/Mini-Split
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas/Propane
# of Stories	2
Stories	2 Story

Exterior

Exterior	Stucco, Wood, Frame
Exterior Features	Aluminum, Pool (In-Ground), Concrete
Roof	Architectural Shingle
Foundation	Slab

School Information

District	Hatboro-Horsham
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Additional Information

Date Listed	October 23rd, 2025
Days on Market	4
Zoning	1101 RES: 1 FAM

Listing Details

Listing Office	Keller Williams Real Estate-Montgomeryville
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