

\$1,595,000 - 8100 Germantown Ave #a, PHILADELPHIA

MLS® #PAPH2464656

\$1,595,000

2 Bedroom, 2.50 Bathroom, 2,495 sqft

Residential on 0.00 Acres

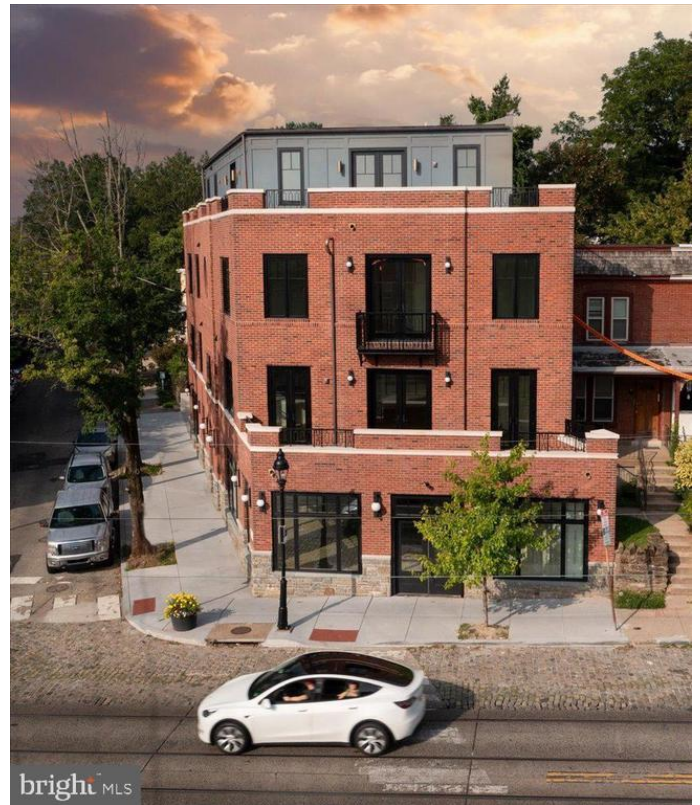
CHESTNUT HILL, PHILADELPHIA, PA

Enjoy boutique living, luxury comfort and village vibrancy at 8100 Germantown Avenue. Offered for the first time, this 2200 sqft flat is both timeless and modern while being situated in the heart of Chestnut Hill, Philadelphia's beautiful Garden District.

Enter into a gallery foyer that is ideal for displaying artwork and welcoming guests. This two-bedroom, two-and-a-half-bathroom home has a gracious and open floor plan with custom selections throughout. A designer chef's kitchen with a island overlooks both the light-filled dining area and spacious living room. Perfect for entertaining, an open air terrace that spans the entire front of the building showcases picturesque views of "The Avenue". Just off of the living areas, there is a powder room and a laundry room. Both bedrooms are generously sized with ensuite baths and excellent closet space. All of the living spaces are drench in southern exposure which fills the spaces with soothing light all day long.

Additionally, the apartment is exceptionally soundproof, featuring the highest quality doors, windows, and insulation. This ensures a peaceful living environment right in the heart of the village.

The location gives unparalleled access to all the conveniences within the village of Chestnut Hill. Lovely restaurants, cozy cafes,



serene parks, excellent schools, and public transportation options are within easy reach. Enjoy private off-street parking, high-end modern efficiencies and maintenance-free living in Philadelphia’s most sought after neighborhood. Don’t miss out on the unique opportunity to make this incredible home yours!

Built in 2023

Essential Information

MLS® #	PAPH2464656
Price	\$1,595,000
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,495
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Condo, Unit/Flat/Apartment, Garden 1 - 4 Floors
Style	Traditional
Status	Active

Community Information

Address	8100 Germantown Ave #a
Area	19118
Subdivision	CHESTNUT HILL
City	PHILADELPHIA
County	PHILADELPHIA-PA
State	PA
Municipality	PHILADELPHIA
Zip Code	19118

Amenities

Amenities	Wet Bar/Bar
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Interior

Interior Features	Floor Plan-Open
Appliances	Energy Star Appliances, ENERGY STAR Clothes Washer, ENERGY STAR Dishwasher, ENERGY STAR Refrigerator, Washer, Dishwasher, Dryer
Heating	Forced Air
Cooling	Central A/C
# of Stories	4
Stories	4

Exterior

Exterior	Stone, Brick and Siding
Foundation	Stone

School Information

District	THE SCHOOL DISTRICT OF PHILADELPHIA
High	GERMANTOWN

Additional Information

Date Listed	April 28th, 2025
Days on Market	178
Zoning	CMX1

Listing Details

Listing Office	Compass RE
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