

\$949,900 - 1227 Clymer St, PHILADELPHIA

MLS® #PAPH2517682

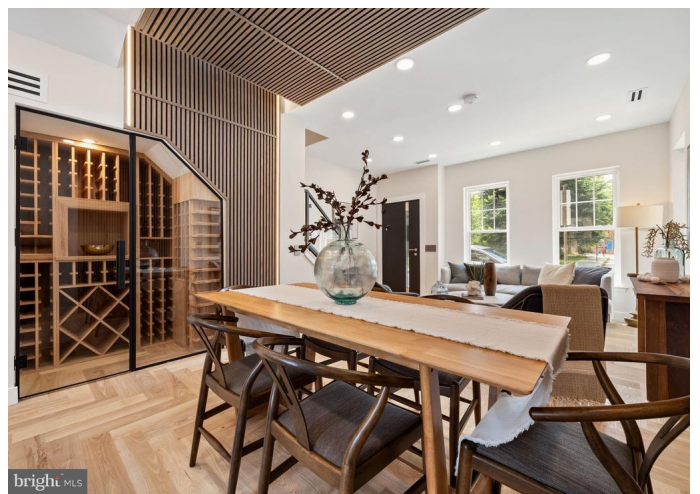
\$949,900

3 Bedroom, 3.50 Bathroom, 1,536 sqft

Residential on 0.03 Acres

HAWTHORNE, PHILADELPHIA, PA

Sleek Modern Living Right on Hawthorne Park. Want new construction but don't want to wait? 3 Beds, 3.5 Baths, 2-Car Off-Street Parking. Offered for sale by the original owner, this just completely renovated modern contemporary home sits directly on Hawthorne Park, one of Philadelphia's most beautiful and community-oriented green spaces. With a 96 Walk Score and 89 Bike Score, the location offers unbeatable access to Center City and all the restaurants, cafes, and amenities that make city living vibrant and convenient. The home features three spacious bedrooms and three and a half baths, with the entire top floor dedicated to an expansive and private primary bedroom suite. This serene retreat includes a sitting area, a custom dressing area with built-ins, and a luxurious spa-style en suite bath featuring dual sinks, a walk-in marble shower with a rain head, a soaking tub, a wall-mounted toilet with bidet, and an onyx accent wall. Also on this level is a private laundry room with LG ThinQ front-loading washer and dryer. Everything inside the home is brand new and unused. The main level offers an open-concept layout with a stunning gourmet kitchen that flows into the dining and living areas. The kitchen features imported Hettich solid wood cabinetry in walnut, matte black, and gloss white finishes, complemented by marble and quartz countertops, a matching marble backsplash, GE Café® matte black appliances with copper accents, a five-burner induction cooktop, and a Futuro range hood. A



custom walk-in wine room with glass doors, LED lighting, and sleek wood accents adds a dramatic and functional touch. Throughout the home, you'll find wide-plank white oak hardwood floors laid in a herringbone pattern, matte black and brushed brass fixtures, LED recessed lighting, custom carpentry, and designer wall and ceiling details. Two additional bedrooms on the second floor each feature custom closets and two additional full baths with floor-to-ceiling tile, floating vanities, rainfall showerheads, and modern matte black fixtures. The home also includes a stylish first-floor powder room with marble tile, a custom pedestal sink, and a wall-mounted toilet. Outside, a private rear patio provides space for entertaining or relaxing, while the two-car rear driveway offers rare and valuable off-street parking. An attached garden/storage shed is also included. Upgrades include a new roof, multi-zone Lennox high-efficiency gas HVAC and Central Air systems with Ecobee thermostats, 200-amp electric service, a Bradford White hot water heater, and energy-efficient Low-E insulated windows. A Ring doorbell system and hardwired smoke and carbon monoxide detectors provide peace of mind. From your front door, you can enjoy everything Hawthorne Park offers—open lawns, shaded walking paths, benches, and lounge seating, all just steps away. Within walking or biking distance are local favorites like Angelo's Pizza, Morning Glory Diner, Hawthorne's, Pho 75, Sprouts Market, Target, Bart's Bagels, and Isgro Pastries. You're also just minutes from South Street, East Passyunk, Washington Avenue, and major transit routes like Broad Street, I-76, I-95, and the bridges to New Jersey and beyond. This one-of-a-kind, move-in-ready home combines luxury finishes, smart design, and an unparalleled parkfront location—an exceptional opportunity in one of Philadelphia's most desirable

neighborhoods. With the Philadelphia Homestead Exemption, estimated property taxes for 2025 are just \$7,684.

Built in 2006

Essential Information

MLS® #	PAPH2517682
Price	\$949,900
Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,536
Acres	0.03
Year Built	2006
Type	Residential
Sub-Type	Twin/Semi-Detached
Style	Contemporary
Status	Active

Community Information

Address	1227 Clymer St
Area	19147
Subdivision	HAWTHORNE
City	PHILADELPHIA
County	PHILADELPHIA-PA
State	PA
Municipality	PHILADELPHIA
Zip Code	19147

Amenities

Amenities	Air Filter System, Soaking Tub, Bathroom - Walk-In Shower, Built-Ins, Curved Staircase, Pantry, Recessed Lighting, Master Bath(s), Upgraded Countertops, Walk-in Closet(s), Wine Storage, Wood Floors
Parking	Asphalt Driveway, Gravel Driveway
View	Garden/Lawn, Park/Greenbelt

Interior

Interior Features	Floor Plan-Open
Appliances	Built-In Microwave, Cooktop, Dishwasher, Dryer-front loading, Dual Flush Toilets, Energy Star Appliances, Oven-Wall, Range hood, Refrigerator, Washer-front loading, Water Heater
Heating	90% Forced Air, Energy Star Heating System, Heat Pump - Electric BackUp, Zoned
Cooling	Central A/C, Energy Star Cooling System, Zoned
# of Stories	3
Stories	3

Exterior

Exterior	Brick and Siding
Exterior Features	Exterior Lighting, Play Area, Sidewalks, Secure Storage, Patio, Terrace
Lot Description	Front Yard, Landscaping, Level, Lot Premium, Rear Yard
Windows	Double Pane, Energy Efficient, ENERGY STAR Qualified, Insulated, Low-E
Foundation	Concrete Perimeter

School Information

District	PHILADELPHIA CITY
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Additional Information

Date Listed	July 19th, 2025
Days on Market	58
Zoning	RM2

Listing Details

Listing Office	Compass RE
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