

\$524,999 - 4038 (4050) Marilyn (conshohocken Ave) Dr, PHILADELPHIA

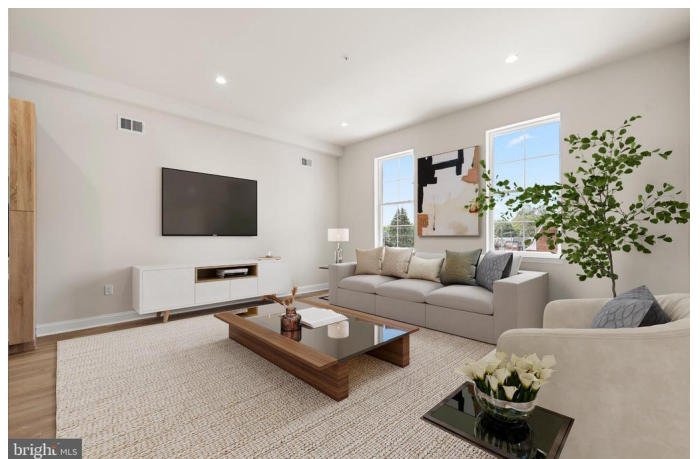
MLS® #PAPH2543390

\$524,999

3 Bedroom, 3.00 Bathroom, 2,219 sqft
Residential on 0.00 Acres

WYNNEFIELD HEIGHTS, PHILADELPHIA, PA

Luxury 3-Bedroom Townhome with Rooftop Deck & Tax Abatement in Wynnefield Heights, Philadelphia Discover modern elegance at 4038 Marilyn Drive, Philadelphia, PA 19131 (GPS Address is 4050 Conshohocken Ave., Philadelphia, PA 19131), a stunning new construction 3-bedroom, 3-bathroom townhome with a 1-car garage in the sought-after Wynnefield Heights Square community. Priced from \$524,999, this 2,219 sq ft residence combines luxury living, energy efficiency, and a prime location just 10 minutes from Center City Philadelphia. With a 10-year property tax abatement (verify term/eligibility with the City of Philadelphia), this home offers unmatched value for savvy buyers searching for new homes for sale in Philadelphia. Key Features • Spacious Open-Concept Layout: The main level boasts hardwood floors, recessed lighting, and abundant natural light, creating an inviting space for living and entertaining. • Gourmet Kitchen: Equipped with GE stainless steel appliances, sleek countertops, and ample cabinetry, perfect for culinary enthusiasts. • Private Rooftop Deck: Enjoy breathtaking Philadelphia skyline views from an expansive deck, ideal for morning coffee, evening sunsets, or hosting guests. • Three Generous Bedrooms: Each features large windows and ample closet space, with the primary suite offering a private



en-suite bathroom for a serene retreat. • Modern Bathrooms: Stylish vanities, premium tilework, and high-end fixtures elevate the home's sophistication. • 1-Car Garage & Laundry Room: Secure parking, extra storage, and in-home washer/dryer add convenience. • Energy-Efficient Design: Advanced HVAC systems and low-maintenance brick/vinyl exterior reduce utility costs and upkeep. Prime Philadelphia Location Nestled in Wynnefield Heights, this home offers seamless access to Center City, University City, and major highways like I-76 and City Avenue (Route 1). Commuters will appreciate proximity to SEPTA bus routes and Overbrook Station on the Regional Rail Line. Enjoy nearby amenities, including: • Dining: Corner Bakery Cafe, Delmonico's Steakhouse, and more. • Shopping: Target, Fresh Grocer, and Bala Cynwyd Shopping Center. • Recreation: Fairmount Park with trails, tennis courts, and green spaces. Wynnefield Heights Square Community This thoughtfully designed development features 27 modern townhomes, surrounded by lush, landscaped grounds. Ideal for buyers seeking new construction homes in Philadelphia, this community blends urban convenience with suburban tranquility. Financial Incentives • 10-Year Tax Abatement: Significant savings on property taxes (confirm details with the City of Philadelphia). • Preferred Lender Benefits: Lower interest rates and credits available for qualified buyers—contact us for a consultation. Why Choose 4038 Marilyn Drive? This luxury townhome is perfect for those searching for new homes near Center City Philadelphia, offering modern finishes, energy efficiency, and a vibrant community. Whether you're a first-time buyer, professional, or growing family, this home delivers the best of Philadelphia real estate. Note: Taxes and assessment values are estimates; final figures will be updated by the

City of Philadelphia Revenue Department. For more details or to schedule a tour, contact us today.

Built in 2025

Essential Information

MLS® #	PAPH2543390
Price	\$524,999
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,219
Acres	0.00
Year Built	2025
Type	Residential
Sub-Type	Interior Row/Townhouse
Style	Straight Thru
Status	Active

Community Information

Address	4038 (4050) Marilyn (conshohocken Ave) Dr
Area	19131
Subdivision	WYNNEFIELD HEIGHTS
City	PHILADELPHIA
County	PHILADELPHIA-PA
State	PA
Municipality	PHILADELPHIA
Zip Code	19131

Amenities

Amenities	Tub Shower, Built-Ins, Entry Lvl BR, Master Bath(s), Recessed Lighting, Sprinkler System, Store/Office, Wood Floors
Utilities	Cable TV Available
Parking	Asphalt Driveway, Private, Shared Driveway
# of Garages	1
Garages	Garage - Rear Entry, Garage Door Opener, Inside Access
View	Panoramic, Scenic Vista, Street

Interior

Interior Features	Floor Plan-Open
Appliances	Built-In Microwave, Built-In Range, Dishwasher, Disposal, Dryer-front loading, Energy Star Appliances, Refrigerator, Stainless Steel Appliances, Washer-front loading, Water Heater
Heating	Central, Forced Air
Cooling	Central A/C
# of Stories	3
Stories	3

Exterior

Exterior	Brick and Siding, Brick Front, Concrete/Block, Vinyl Siding, Metal
Exterior Features	Exterior Lighting, Gutter System, Roof Deck, Sidewalks, Balcony
Roof	Fiberglass
Foundation	Concrete Perimeter, Slab, Permanent

School Information

District	THE SCHOOL DISTRICT OF PHILADELPHIA
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Additional Information

Date Listed	October 1st, 2025
Days on Market	24
Zoning	RSA5

Listing Details

Listing Office	Space & Company
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Listing information last updated on October 24th, 2025 at 3:00am EDT