



Carmela Wilson
 610-349-0155
 carmelawilson@howardhanna.com
 carmelawilson.howardhanna.com

Client Full w/ Photos

805 Reservoir Avenue, Pen Argyl Borough 18072

LP: **\$99,000**

MLS® #: **737854**

Status: **Available**

County: **Northampton**

Area: **62 - Pen Argyl**

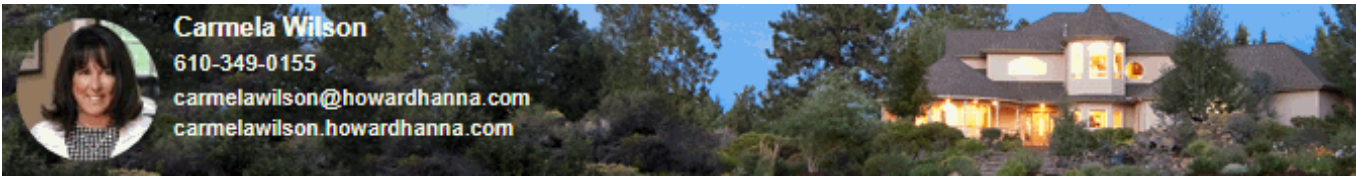
SubDiv: **Marys Mt. Estates**



Land is scarce especially with public water and sewer and owner financing available! Hold on to this lot or build your dream home in this elegant community, beautiful Mary's Mountain Estates. Less than 90 minutes to NYC and Philadelphia. Beautiful natural setting with Blue Mountain Range to the north; Belgium stone curbing, old fashion streetlights and a very convenient location in beautiful Northampton County Pa close to Rt 512, 33, 78 and 80. The development has underground utilities available, public water and sewer too!. This lot has beautiful views! Bring your own builder or let us help you find one or just hold on to it and save for your dream home. Adjacent corner lot also available - buy both for a package price! Great financing also available. Come take a look today and make an offer on this beautiful lot.

Directions: **Route 33 N to Wind Gap exit. Right at stop sign & quick left on to Rt 512, 1 mile go right on Park Ave for approx 2.5 miles left on Westbrook Ave, right on Plainfield to Wood Ave left on Reservoir Ave to lots on right. 1 lot down from 803 Reservoir.**

General Information	
Prop Type: Residential	Sub Prop:
Beds:	SF Src:
Appr Ttl Fin SF:	Appr Fin Blw Grd SF:
SqFt Comments:	
Yr Built:	Price/SF:
Cndo HOA:	Lot Acres: 0.507
Elementary:	Lot SF: 22,080
Snr High:	Cross St: N Wood St
Owner Type:	Junior High:
	School D: Pen Argyl
	Spc Cond: Not Applicable
Listing Information	
Style:	Possesion:
Tax ID: D8SE3 5 5 0625	CO Req'd:
Improve: Curb	
Building/Site Information	
#Stories:	Parking:
Usage: Single Family	Lot Stat: Deed Restriction Deed Restriction 2,800 sq ft home m
Lot Dims:	Acreage: 20001 ft- 1 Acre
Location: Inside	Surface Typ: Black Top
Devel Size:	Slope: Rear Front
Frontage: 121	Outside Bldg:
View: Mountain, Panoramic	Utilities: Cable TV, Electric Underground
Construction:	Misc: Owner Financed, Sign Property, Subordinate Deed restrictions in place.
Utility Information	
Heat Cm:	Prc Test: Not Required
Hot Water:	Sewer: Public
Water: Public	Amperage:
	Amp Typ:
Financial Information	
Cnty Taxes: \$248.40	Mun Taxes: \$299.00
Cnty Asmt: \$23,000.00	Sch Taxes: \$1,312.38
Zn Cde: R-L-Limited Residential	Ttl Taxes: \$1,859.78
	Dd/Dc ID:
Photos	



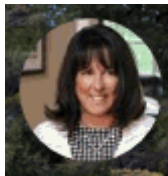
Carmela Wilson
610-349-0155
carmelawilson@howardhanna.com
carmelawilson.howardhanna.com

Client Full w/ Photos



Partially wooded lot. Beautiful scenic views.





Carmela Wilson
 610-349-0155
 carmelawilson@howardhanna.com
 carmelawilson.howardhanna.com



Client Full w/ Photos

E Reservoir Avenue, Pen Argyl Borough 18072

LP: **\$99,000**

MLS® #: **736439**

Status: **Available**

County: **Northampton**

Area: **62 - Pen Argyl**

SubDiv: **Marys Mt. Estates**

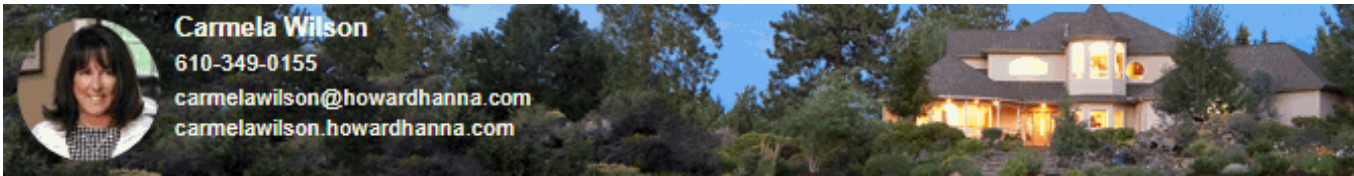


Lot for sale in beautiful Mary Mountain Estates. Gorgeous spot to build your dream house. Public water and sewer. Deed restrictions are attached. Drive by to see the elegance of this community. Any builder allowed.

Directions: **Route 33 N to Wind Gap exit. Right at stop sign & quick left on to Rt 512, 1 mile go right on Park Ave for approx 2.5 miles left on Westbrook Ave, right on Plainfield to Wood Ave left on Reservoir Ave to lots on right. 2 lots over from 803 Reservoir.**

		General Information			
Prop Type:	Residential	Baths:		Sub Prop:	
Beds:		Appr Fin Abv Grd SF:		Appr Ttl Blw Grd SF:	SF Src:
Appr Ttl Fin SF:		Price/SF:		Lot SF:	Appr Fin Blw Grd SF:
SqFt Comments:		Lot Acres: 0.498		Cross St:	N. Wood St
Yr Built:				Junior High:	
Cndo HOA:				School D:	Pen Argyl
Elementary:				Spc Cond:	Not Applicable
Snr High:					
Owner Type:					
		Listing Information			
Style:		Possesion:			
Tax ID:	D8SE3 5 4 0625	CO Req'd:			
Improve:	Curb Beautiful granite curbs and streetlights.				
		Building/Site Information			
#Stories:		Parking:			
Usage:	Single Family	Lot Stat:	Deed Restriction 2800 sq ft home min (see deed restri		
Lot Dims:	115 X 182	Acreage:	20001 ft- 1 Acre		
Location:	Corner	Surface Typ:	Black Top		
Devel Size:		Slope:	Rear Front		
Frontage:	115	Outside Bldg:			
View:	Mountain, Panoramic, Valley	Utilities:	Cable TV, Electric Underground, Phone		
Construction:		Misc:	Owner Financed, Sign Property,		
			Subordinate		
		Utility Information			
Heat Cm:		Prc Test:	Not Required		
Hot Water:		Sewer:	Public		
Water:	Public	Amperage:		Amp Typ:	
		Financial Information			
Cnty Taxes:	\$247.32	Mun Taxes:	\$297.70	Sch Taxes:	\$1,306.67
Cnty Asmt:	\$22,900.00	Poss Finance:		Ttl Taxes:	\$1,851.69
Zn Cde:	R-L-LIMITED RESIDENTIAL				
		Dd/Dc ID:	2005-1/56946		

Photos



Carmela Wilson
610-349-0155
carmelawilson@howardhanna.com
carmelawilson.howardhanna.com

Client Full w/ Photos



**Partially wooded corner lot.
Beautiful scenic views.**



Carrie Wilson
HowardHanna TheFrederickGroup

Phone: **(610) 349-0155**
Ofc Ph: **(610) 398-0411**

Email: carmelawilson@howardhanna.com