

MLS #: R2815387A (Active) List Price: \$259,900

6873 Highland Circle Dr Huntingdon, PA 16652



House Style: 1 Story
Bedrooms: 3
Full Baths: 2
Half Baths: 1
3/4 Baths: 0
Total Baths: 3
Apx Year Built: 1978
Above Grade SqFt: 1710
Below Grade SqFt:
Total SqFt: 1710
Garage Stalls: 2.00
Garage Type: Attached

Unit #:
Area: Huntingdon Area
Region: Juniata
County: Huntingdon
Zoning: None
Flood Zone: No
Apx Acreage: 2.38
Frontage Feet:
Depth Feet:
Mobile/Mfg Home:

Legal Description: DBV 621-404

Tax ID: TP# 23-02A-08 & 12

Total Taxes: 4638.73

Tax Year: 2020

Special Assessment:

Assessed Value: 66800

Avg Utilities:

Association Fee:

Property Features: Flat, Rolling, Year Round Access, Semi-Wooded, Protective Covenants

Amenities: Deck, Eating Area In Kitchen, Furnishings, Fireplace-Stone, Foyer, Rec Room

ElemSchl:

Jr/Midl: Middle School

HighSchl: Hunt High Sch

Level	Room	Size	Description
Main	Kitchen	15x13	
Main	1/2 Bath		
Main	Living	24x16	
Main	Family Room	18x13	
Main	Bedroom	14x12	
Main	Bedroom	11x12	
Main	Full Bath		
Lower	Family Room	32x15	
Lower	Bedroom	12x10	
Lower	Full Bath		

Included: many furnishings will convey

Not Included:

Water Type: Well

Sewer Type: Septic Tank

Fuel Type: Oil

Heating Type: Forced Air, Heat Pump

AC Type: Heat Pump

Electric System:

Driveway: Gravel

Walkout Basement: Yes

Basement: Partial Basement Partially Finished

Exterior: Wood Siding

Roof Type: Shingle

Window Type:

Fireplaces: 1

Fireplace Type: Wood

Instructions/Directions: No showings on 10/9-10/11, 10/16-18, 10/23-25 as it is rented. Please call ahead for any showings and the owner will open up areas that are not allowed to be renter accessed (closet in bathroom, garage and back room in basement are closed to renters). Showings on these Fridays may be available if done prior to 3 pm.

Public Comments: About as close to a Boat launch as you can get (Snyder's Run). This 3BR, 2.5BA home offers a wonderful get away or year round home. Also an easy drive to town, this home features an eat-in kitchen, large living room with vaulted ceilings and stone fireplace, family room with built in bookcases and 2 bedrooms and 1.5 baths on first floor. Lower level sports a large rec room, bedroom, den and full bath. Lovely screened porch that walks out onto the deck from the kitchen, living room and bedroom. Enjoy your morning coffee amongst the trees! Currently used a vacation rental, this home can double as your get away while generating income to offset expenses. This home sits on 2 lots and additional 1.22 acre lot is available for \$49,900

Information Herein Deemed Reliable but Not Guaranteed

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