

MLS #: R2814344A (Active) List Price: \$224,900

7799 Vista Rise Drive Huntingdon, PA 16652



House Style: 2 Story
Bedrooms: 2
Full Baths: 1
Half Baths: 0
3/4 Baths: 1
Total Baths: 1.75
Apx Year Built:
Above Grade SqFt:
Below Grade SqFt:
Total SqFt:
Garage Stalls: 0.00
Garage Type: None

Unit #:
Area: Huntingdon Area
Region: Juniata
County: Huntingdon
Zoning: Residential
Flood Zone: No
Apx Acreage: 2.9
Frontage Feet:
Depth Feet:
Mobile/Mfg Home:

Legal Description: DBV 827/561

Tax ID: 23-02-06.16

Total Taxes: 2107.86

Tax Year: 2018

Special Assessment:

Assessed Value: 34240

Avg Utilities:

Association Fee: 300.00

Property Features: Fenced, Wooded, Semi-Private, Lake Access, Protective Covenants, Other/See Remarks

Amenities: Ceiling Fan(s), Ceramic Tile Floors, Covered Porch, Deck, Eating Area In Kitchen, Hardwood Floors, Water Softener Owned, Fireplace-Stone, Loft, Satellite Dish

ElemSchl:

Jr/Midl:

HighSchl: Hunt High Sch

Level	Room	Size	Description
Main	Kitchen	22 x 26	Open floor plan - Ceramic floor - Pella Windows
Main	Living	22 x 26	Open Floor Plan - Ceramic, Pella Windows
Main	Bedroom	12 x 15	Hardwood Floors, Pella Windows
Main	Full Bath	5 x 9	
Second	Loft	8 x 30	Hardwood Floors, Pella Windows
Second	Bedroom	12 x 13	Hardwood Floors, Pella Windows
Second	3/4 Bath	5 x 10	
Basement		24 x 32	Unfinished, poured walls

Included: Kitchen Appliances, washer and dryer convey -- Other furniture is negotiable

Not Included:

Water Type: Well

Sewer Type: Septic Tank

Fuel Type: Electric, Propane, Wood

Heating Type: Forced Air, Heat Pump

AC Type: Central

Electric System: 200 Amp Breakers

Driveway: None

Walkout Basement: Yes

Basement: Full Basement Unfinished

Exterior: Stone, Vinyl Siding

Roof Type: Shingle

Window Type: Thermo Pane

Fireplaces: 1

Fireplace Type: Wood

Instructions/Directions: From the intersection of Rt. 22 and 4th Street at Huntingdon, proceed .38 miles to Snyders Run Road. Turn onto Snyder's Run Road and continue .39 miles. Turn left onto Henderson Hollow Road and continue .45 miles. Turn right and continue about .9 miles to Vista Rise Drive. Turn left, first house on left.

Public Comments: PRICED REDUCED – SELLER MOTIVATED. Close to Snyder's Run Boat launch, this quality, custom built home has lots of extras. From bottom to top, this home screams class! The open floor plan is large enough to entertain family and friends but intimate enough for romantic evenings. The beautiful stone fireplace, set under wood vaulted ceilings, provides a centerpiece for family events. Outside, a beautiful hardscape with a fire pit makes for the perfect summer venue. Vinyl siding and modern construction featuring quality construction techniques and superior materials requires little maintenance, allowing more time for relaxing under the summer stars. The fenced yard provides for a pet friendly environment.

Information Herein Deemed Reliable but Not Guaranteed

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