

**MLS #: R2815016A (Active) List Price: \$268,000**

**2215 Highland Ave Huntingdon, PA 16652**



**House Style:** 2 Story  
**Bedrooms:** 3  
**Full Baths:** 2  
**Half Baths:** 1  
**3/4 Baths:** 0  
**Total Baths:** 2.5  
**Apx Year Built:** 1949  
**Above Grade SqFt:** 2719  
**Below Grade SqFt:**  
**Total SqFt:** 2719  
**Garage Stalls:** 4.00  
**Garage Type:** Attached, Detached

**Unit #:**  
**Area:** Huntingdon Area  
**Region:** 5th Wd Hunt  
**County:** Huntingdon  
**Zoning:** Res Suburb  
**Flood Zone:** No  
**Apx Acreage:** 0.72  
**Frontage Feet:**  
**Depth Feet:**  
**Mobile/Mfg Home:**

**Legal Description:** DBV 56-391

**Tax ID:** TP#21-08-46

**Total Taxes:** 5355.32

**Tax Year:** 2019

**Special Assessment:**

**Assessed Value:** 65360

**Avg Utilities:**

**Association Fee:**

**Property Features:** Deed Restrictions, Mountain View, Year Round Access, Laundry Facilities, On Paved Road, On Public Road

**Amenities:** Attic Pull Down, Attic Storage, Brick Accent, Covered Stoop, Disposal, Eating Area In Kitchen, Hardwood Floors, Pantry, Patio, Fireplace-Brick, Foyer, Master Bath

**ElemSchl:** Standing Stone Elem

**Jr/Midl:** Middle School

**HighSchl:** Hunt High Sch

Level	Room	Size	Description
Main	Living	15x24	fireplace
Main	Family Room	14x22	knotty pine; fireplace
Main	3/4 Bath		
Main	Kitchen	10x20	breakfast nook
Main	Dining	12x14	
Main			FOYER
Second	Bedroom	16x17	
Second	Bedroom	12x15	
Second	Bedroom	16x17	
Second	1/2 Bath		
Second	Full Bath		

**Included:**

**Not Included:**

**Water Type:** Public  
**Sewer Type:** Public Sewer  
**Fuel Type:** Oil  
**Heating Type:** Radiator  
**AC Type:** None, Window  
**Electric System:**  
**Driveway:** Black Top

**Walkout Basement:**  
**Basement:** Crawl, Partial Basement Unfinished  
**Exterior:** Brick, Wood Siding  
**Roof Type:** Shingle  
**Window Type:**  
**# Fireplaces:** 2  
**Fireplace Type:** Wood

**Instructions/Directions:** 24 hours notice to show as property has security system in use.

**Public Comments:** Well-maintained, stately home in Taylor Highlands on .72 acre double lot offers an easy walk to Juniata College, HAMS, and HAHS. Built with top-quality materials, its features include hardwood floors, 2 fireplaces, large LR that opens to DR, kitchen with breakfast area, den w/ wood paneling and built-in cabinets and bookcases, first-floor laundry and full bath. Three generously sized bedrooms and storage galore, including cedar-lined closets. Roomy 2-car attached garage plus detached 2-car garage w/ heat, AC, and workshop w/ oak cabinetry, potential for in-law suite or home office. Outside is beautifully landscaped w/ patio and grill patio, both w/ views to mountains. Daylight basement w/ outside access.

Information Herein Deemed Reliable but Not Guaranteed

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