

FOR SALE**\$ 172,500****165 W. Ridge Pike, lot 226, Limerick, PA, 19468****Home Information**

Beds:	2
Baths:	1
SqFt:	768
Year Built:	2024
Community:	Limerick Terrace
County:	PA
School District:	Spring Ford
Pre-Qualified:	Yes

**Contact Information**

Agent: Dean Defelippes
Phone:
Email:
ddefelippes@abchomesales.co
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**Featured Benefits:**

Ranch home
Shutters
Shingle roof
Vinyl siding
Vinyl foundation enclosure

Overview:

This home has it all. Energy star windows and doors make this home very energy efficient. With full warranties on the entire home your covered. Custom kitchen with stainless steel appliances also included. 2 bedrooms, 1 bath. Large living room. Financing is available with our three major lenders and rates are dropping. Now is the best time to jump into a new home. Schedule your private showing today. Showings can be scheduled from the bottom of the page. Comes with a new 8 x8 shed and paved driveway.

For More Information: <https://abchomesales.com/house-listing/165-w-ridge-pike-lot-226-limerick-pa-19468/>



FOR SALE**\$ 174,900****165 W. Ridge Pike, lot 257, Limerick, PA, 19468****Home Information**

Beds:	3
Baths:	2
SqFt:	1232
Year Built:	2024
Community:	Limerick Terrace
County:	Montgomery
School District:	Spring Ford
Pre-Qualified:	Yes

**Contact Information**

Agent: Arthur Tharp
Phone: 610-898-3601
Email:
atharp@abchomesales.com

**Featured Benefits:**

Ranch home
Shutters
Shingle roof
Vinyl siding
Vinyl foundation enclosure

Overview: Almost new custom built 3 bedroom 2 full bath home with farmland Views & Modern Comfort in Limerick Terrace & Spring-Ford SD! Ideally positioned on a corner lot in the sought-after Spring-Ford School District. Stylish design elements, low taxes, and a prime location combine to offer a modern, comfortable lifestyle in a growing community. Inside, the inviting living room showcases a large window that fill the space with natural light. The adjacent kitchen is a chef's dream with vinyl flooring & plenty of cabinets. Whirlpool appliances, and an island with storage. The primary bedroom is a relaxing retreat with a ceiling fan, double windows. Its adjoining bathroom boasts a single vanity and a spacious 60? shower. The second and third bedrooms share a hall bath that offers a tub/ shower combo. a full-size electric washer and dryer, and a refrigerator. Kitchen sliders to large rear deck and 8? x 8? shed with extra storage space. Conveniently located near Route 422 Lot rent is attractively low, covering common area maintenance, snow removal, and trash pickup for just \$2.50 per month. Blending industrial farmhouse charm with modern convenience, this stylish home also offers central air conditioning for

year-round comfort. Schedule your showing today
— this gem won't last!

For More Information: <https://abchomesales.com/house-listing/165-w-ridge-pike-lot-257-limerick-pa-19468/>



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FOR SALE**\$ 151,500****165 W. Ridge Pike, Lot 272, Limerick , PA, 19468****Home Information**

Beds:	2
Baths:	2
SqFt:	1000
Year Built:	2024
Community:	Limerick Terrace
County:	Montgomery
School District:	Spring-Ford Area
Pre-Qualified:	Yes

**Contact Information**

Agent: Ray Forlano
Phone: 267-209-0080
Email:
rforlano@abchomerealty.com

**Featured Benefits:**

Ranch home
Shutters
Shingle roof
Vinyl siding
Vinyl foundation enclosure

Overview:

This home has it all. A great location in Limerick, PA. Large main bedroom and nice size second bedroom. Energy star windows and doors make this home very energy efficient. With full warranties on the entire home your covered. Custom kitchen with stainless steel appliances also included. Main bedroom with private bath. Large living room. Financing is available with our three major lenders and rates are dropping. Now is the best time to jump into a new home. Schedule your private showing today. Showings can be scheduled from the bottom of the page.

For More Information: <https://abchomesales.com/house-listing/165-w-ridge-pike-lot-272-limerick-pa-19468/>



FOR SALE**\$ 200,000****Open order # 13. Eagle River 28 x 56 Ranch , , PA,****Home Information**

Beds:	3
Baths:	2
SqFt:	1600
Year Built:	2022
Community:	Limerick Terrace Expansion
County:	
School District:	
Pre-Qualified:	Yes

**Contact Information**

Agent: ABC Demo
Phone:
Email:

**Featured Benefits:**

Ranch home
Shingle roof
Vinyl siding

Overview:

This is one of our most popular models. It's a ranch home with center entrance. With a split bedroom layout and the ever popular open concept design. Eagle River builds a solid home that will last you many moons. Look for a ranch style lot with a size of 28 x 56 or greater. Someone will check your lot selection and make sure the home you have chosen will fit. Remember we do all the permits and full federal installation of your new home for one low price.

Buy here pay here is also available.....

For More Information: <https://abchomesales.com/house-listing/open-15/>