

CLASSIC STONE 4 BR, 2.5 BATH COLONIAL IN THE HIGHLY DESIRABLE COMMUNITY OF ROUND HILL



421 Round Hill Road St. Davids PA 19087

The home is situated on a professionally landscaped ½ acre corner lot offering ample green space and privacy, in the heart of a quiet and secluded thirty-two home St. Davids neighborhood.

Formerly part of the Ravenscliff estate, a wedding gift to William Coxe Wright and Charlotte Dorrance, the area is known for its marvelous “Duck Ponds”, the 48-acre open space of the Willows Park, and acclaimed gardens of Chanticleer.

A perfect house for gracious entertaining and comfortable family living, the home was built by the well-regarded local builder, Vincent Finisdore, and has been lovingly maintained by its original owners.

Smell the lilac in the air and enjoy the flowering shrubs as you walk the curving flagstone path to the front door.

First Floor

Inside you will find a traditional floor plan with a slate floor center entrance hall.

Turn right and enter the spacious living room with solid oak hardwood floors and crown molding; bathed in natural light from the bay window with Southeast exposure and a beautiful view of the Dogwood and rolling terrain outside.

Turn left and you are presented with a formal dining room with chair rail, perfect for a dinner party, with convenient access to the kitchen.

Walk straight past the powder room into the Family Room with wood burning fireplace set in a fieldstone hearth and picture window overlooking the wooded, private rear yard with sliding door access to the large rear deck.

The kitchen is the heart of any home and this is no exception with cherry cabinetry, Corian countertop, new electric cooktop, butcher-block center island, and adjacent breakfast room. The kitchen also has a sliding door to the large rear deck, perfect as a private, outdoor entertaining space.

A separate office/library with one entire wall of floor to ceiling built-in bookshelves is conveniently located off of the kitchen as is the laundry/mud room with rear door access to the deck and interior access to an oversized two-car garage with separate storage or work area possibilities.

Second Floor

Upstairs is a large master bedroom suite with his and hers walk-in closets, newly tiled master bath with shower, and separate makeup area with second sink. Three additional bedrooms, tiled Hall Bath with tub and Travertine countertop, and spacious linen closet complete the second level. All the doors are six panel and the floors are oak hardwood.

Ground Level - Walk-out

Downstairs is a finished, walkout lower level, which spans the length of the house and includes a media area, billiard room, and unfinished workshop/storage area where the mechanicals are located. This is a real plus, significantly expanding the living space opportunities for the family.

HVAC & Exterior

The gas heating system and water heater were replaced in 2015. The air conditioner was replaced in May 2017.

The windows are Pella and the roof is tapersawn cedar shake, maintained by the Cedar Roof Company and protected with a transferable, limited warranty.

Location

This location offers the new home owner the perfect value combination: great neighborhood, well-maintained condition, the award winning Radnor Schools; and easy access to all major highways, the Village of Wayne, and rail transportation into Center City Philadelphia.

THIS IS A MUST SEE HOME IN A NEIGHBORHOOD WHERE PROPERTIES RARELY BECOME AVAILABLE FOR SALE. ACT NOW!