



**\$191,000**

## **2308 RESERVOIR ROAD, HOLLIDAYSBURG, PA 16648**

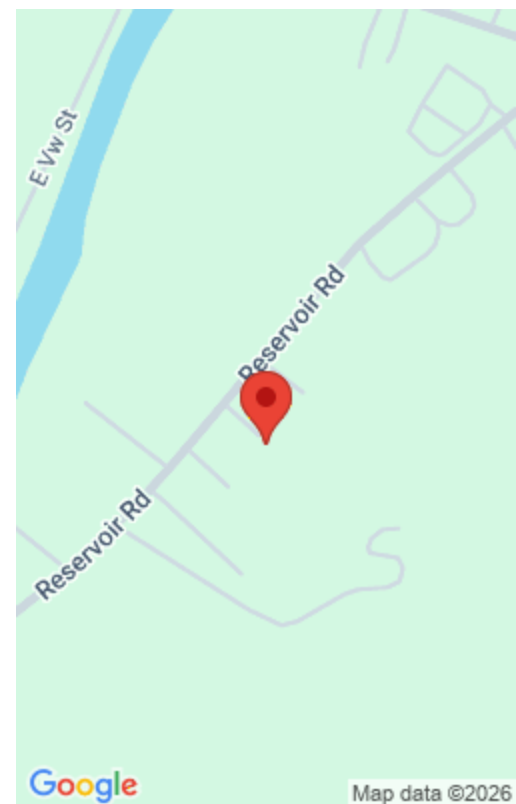
<https://railcityrealty.com>

This beautifully updated, one-and-a-half-story residence sits proudly on a serene 0.83-acre lot in the highly sought-after Hollidaysburg Area School District. Blending classic architectural charm with fully renovated, move-in-ready perfection, the home features a light-filled main level designed for effortless everyday living and elegant entertaining. Clean, stylish finishes flow seamlessly throughout, highlighted by a thoughtfully curated...

- 3 beds
- Single Family Residence
- Residential
- Active
- 954 sq ft



**The Gretchen Gunnett Team**



|                                             |                                      |
|---------------------------------------------|--------------------------------------|
| <b>Category:</b> Residential                | <b>Type:</b> Single Family Residence |
| <b>Status:</b> Active                       | <b>Bedrooms:</b> 3 beds              |
| <b>Floors:</b> One and One Half floors      | <b>Area:</b> 954 sq ft               |
| <b>Lot size:</b> Public Records, 0.83 sq ft | <b>Year built:</b> 1943              |
| <b>Subdivision Name:</b> None               | <b>Bathrooms Full:</b> 1             |
| <b>Lot Size Acres:</b> 0.83 acres           | <b>Rooms Total:</b> 9                |
| <b>Zoning:</b> Residential                  | <b>County:</b> Blair                 |

|                                         |                                             |
|-----------------------------------------|---------------------------------------------|
| <b>Building Area Total:</b> 954 sq ft   | <b>Construction Materials:</b> Vinyl Siding |
| <b>Architectural Style:</b> Traditional | <b>Sewer:</b> Public Sewer                  |
| <b>Heating:</b> Oil, Forced Air         | <b>Roof:</b> Metal                          |
| <b>Foundation Details:</b> Block        | <b>Levels:</b> One and One Half             |
| <b>Floor covering:</b> Carpet, Laminate | <b>Basement:</b> Full, Unfinished           |
| <b>Roof:</b> Metal                      |                                             |

|                                                    |                                                            |
|----------------------------------------------------|------------------------------------------------------------|
| <b>Pool Features:</b> None                         | <b>Inclusions:</b> All Appliances, All Furniture and decor |
| <b>Flooring:</b> Carpet, Laminate                  | <b>Utilities:</b> Electricity Connected                    |
| <b>Fencing:</b> None                               | <b>Parking Features:</b> Driveway, Off Street              |
| <b>Fireplace Features:</b> None                    | <b>WaterSource:</b> Private                                |
| <b>Appliances:</b> Range, Refrigerator, Dishwasher | <b>Interior Features:</b> Ceiling Fan(s)                   |
| <b>Lot Features:</b> Cleared, Gentle Sloping       | <b>Window Features:</b> Combination                        |
| <b>Patio And Porch Features:</b> Porch, Deck       | <b>Exterior Features:</b> None                             |
| <b>Cooling:</b> Central Air                        |                                                            |

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# School Information

**High School District:** Hollidaysburg

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# Miscellaneous

**Listing Terms:** Cash, Commercial, Conventional, FHA, VA Loan      **Special Listing Conditions:** Standard

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# Courtesy of

**List Office Name:** Perry Wellington Realty, LLC