



1207 S 26TH STREET

1207 S 26TH ST, PHILADELPHIA, PA 19146

\$525,000

150 Years

JOHN D WOOD & CO.

London, Country & International Property

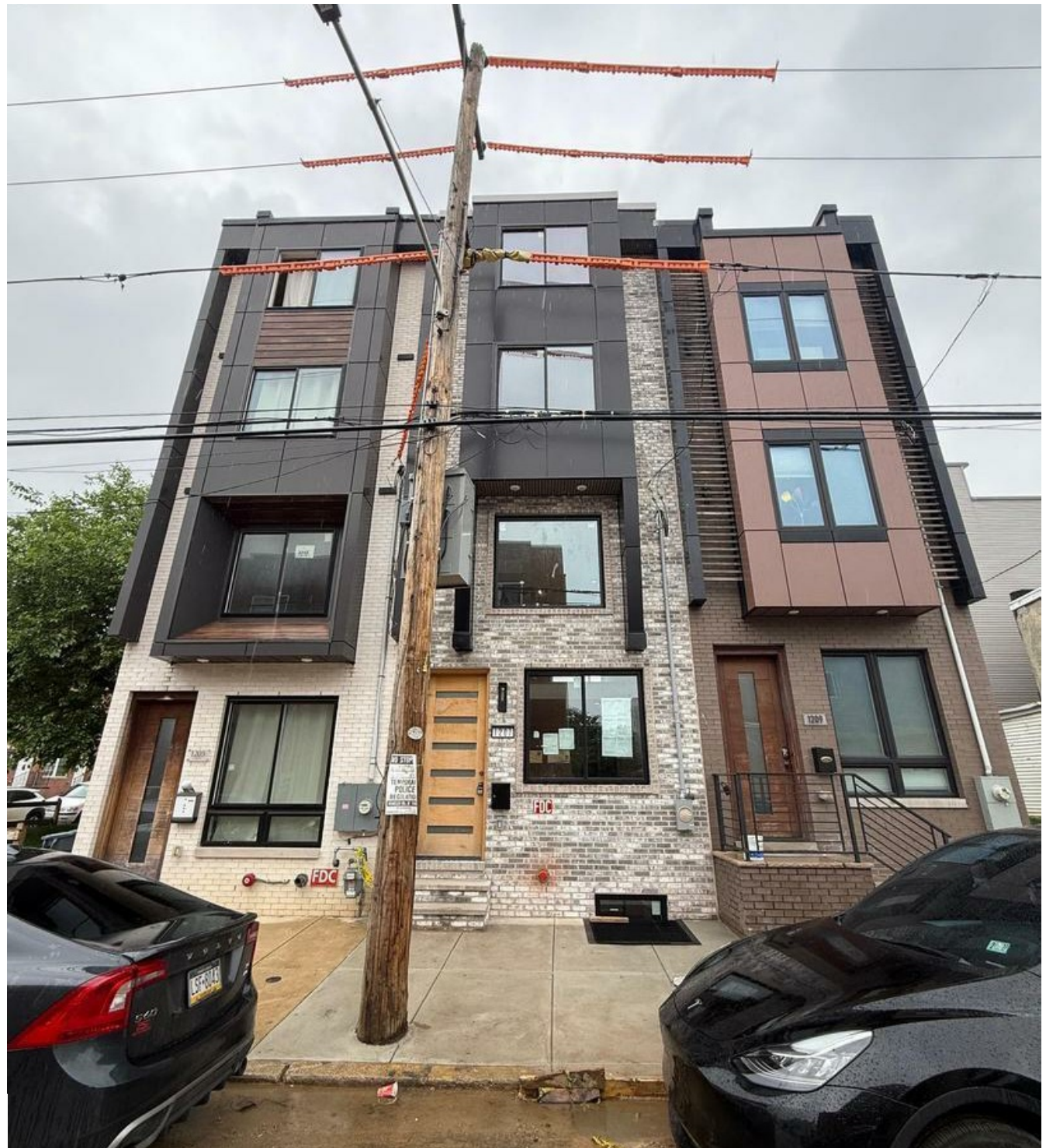
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Still under construction. Will be completed Very soon! Welcome to this stunning custom-built newer construction home located in the heart of the Grays Ferry section of Philadelphia. This thoughtfully designed four-story residence offers an exceptional blend of modern luxury and functionality. Step into a bright and spacious living room that seamlessly flows into the dining area and a beautifully appointed contemporary kitchen-perfect for both entertaining and everyday living. Just off the kitchen, you'll find access to a cosy, and private rear patio. The mezzanine level features a secondary living area or den and a half bath.

**Fireplace Description: Electric,
Sewer: Public,
Cooling: Central A/C,
Heating Type: Forced Air,
Water: City Water**

\$525,000



Upstairs, two generously sized bedrooms and a full bathrooms offer comfortable living quarters. The top-level is home to the private primary suite, complete with a custom walk-in closet and a spa-inspired bathroom featuring a soaking tub and elegant finishes. Just a few steps more, you will have access to your private rooftop. Take in breathtaking views of the Philadelphia skyline from your rooftop deck, which includes a built-in hot tub and ample space for relaxing or hosting guests. The fully finished basement provides additional flexible space, including a potential fourth bedroom, office, gym, or media room, along with a full bathroom, and utility room. Property also has Tax Abatement. This home is ideally situated close to the UPenn, major highways, public transportation, the airport, shopping, and some of the best that Philadelphia has to offer. Don't miss this opportunity-schedule your private tour today!

