



2319 N HANCOCK ST

PHILADELPHIA, PA 19133

\$275,000

150 Years

JOHN D WOOD & CO.

London, Country & International Property

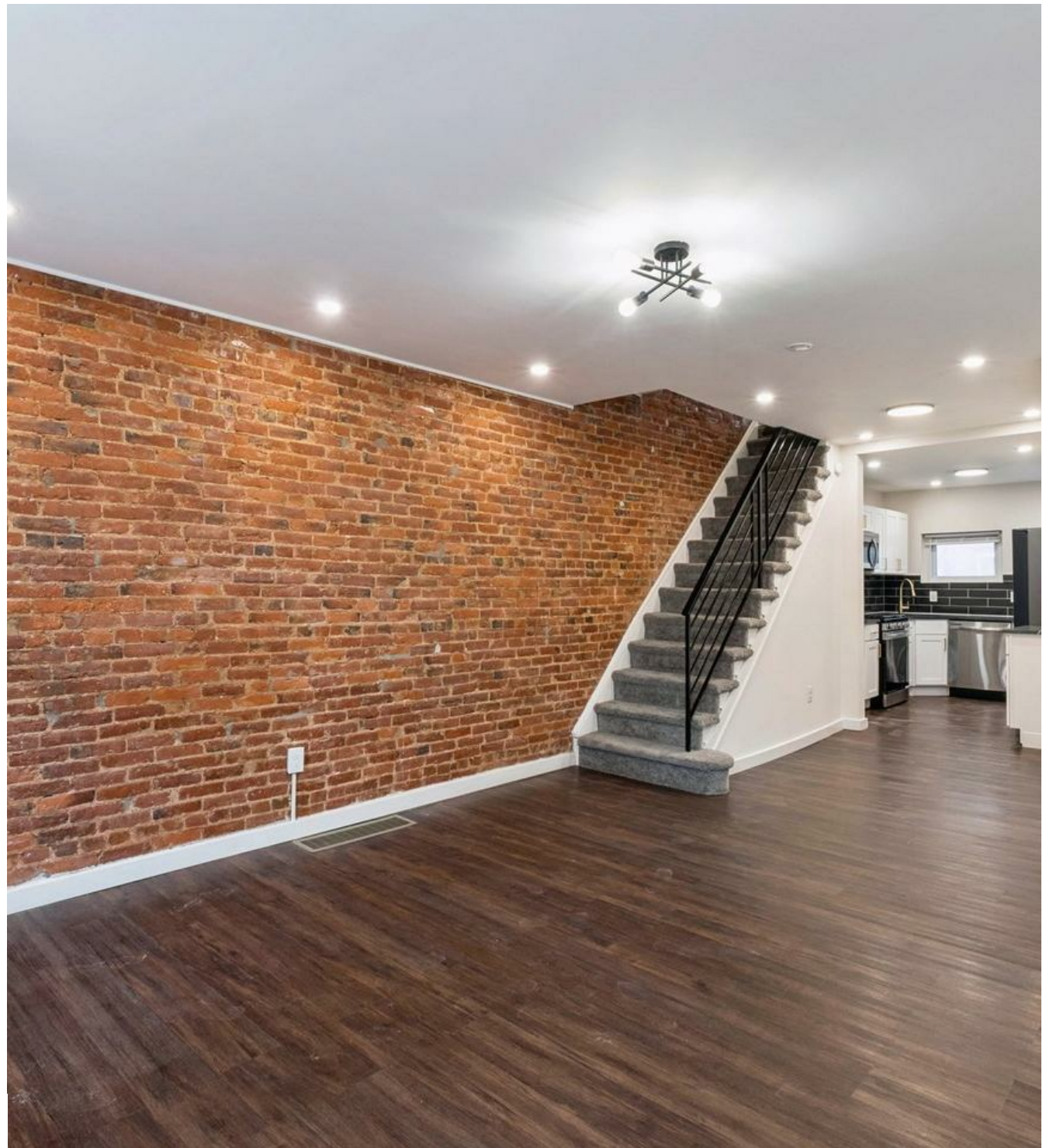
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Welcome to 2319 N Hancock Street, a sleek and stylish 3-bedroom, 1.5-bathroom home in Norris Square with Tax Abatement APPROVED and IMPLEMENTED through 12/31/2034. Upon entering the home, you'll find an open-concept living and dining area with engineered hardwood floors throughout, plentiful windows providing natural light, and an exposed brick accent wall. The space offers plenty of room for both comfortable living and dining. A convenient half bath is tucked away on the first floor. The kitchen in the rear of the home features plentiful quartz-veined countertops, stainless steel appliances, and a tiled backsplash.

Cooling: Central A/C,
Heating - Fuel Type: Gas,
Sewer: Public,
Water: City Water

\$275,000



Just outside the kitchen door is a private rear yard facing east, offering abundant sunlight-perfect for plants or an outdoor living space. Upstairs you'll find three generously sized bedrooms and a full bathroom featuring a tiled shower, gold fixtures, and tiled flooring. The primary bedroom at the front of the home enjoys excellent natural light from large windows and features an exposed brick accent wall. A laundry center is conveniently located on the second floor. The unfinished basement offers great ceiling height and excellent potential for future finishing. Shows beautifully!

