# 3 Pond Lane

**Two-Bedroom Villa | 1,668 Square Feet | New Asking Price: $995,000**

Welcome to 3 Pond Lane, a spacious two-bedroom, two-bathroom villa offering 1,668 square feet of comfortable living space. The home features a recently renovated kitchen, excellent storage, and a lovely terrace located just off the living room.

The spacious floor plan offers comfortable living and entertaining areas, with two generously sized bedrooms and two full bathrooms. The terrace provides a wonderful opportunity to enjoy outdoor living and extends the living space beyond the interior of the home.

**The asking price has been recently adjusted to $995,000.00 representing a significant price adjustment and an exceptional opportunity for a buyer looking to personalize the villa to their own taste and preferences.** The Seller recognizes that a prospective buyer may wish to make additional updates to the home, and the new price reflects this opportunity.

At $995,000.00 3 Pond Lane is currently priced below the asking price of any two-bedroom-with-den apartment or villa listed at Beaumont this year, providing an attractive opportunity to purchase a spacious two-bedroom villa and make it your own.

With its generous living space, recently renovated kitchen, excellent storage, private terrace, and newly adjusted asking price, 3 Pond Lane offers an opportunity to create a home tailored to your lifestyle and preferences.

# Villa 3
# Pond Lane

BEAUMONT
AT BRYN MAWR



Kitchen



Dining room



Living room



**$995,000.00 ***
**TWO BEDROOM (OR ONE BEDROOM WITH DEN), TWO BATH , WALNUT VILLA ,1,668 SF**

Thank you for your interest in Beaumont. This Walnut Villa is located on Pond Lane close to the Beaumont amenities. The monthly fee for this apartment is $7,955 (single occupancy) and $10,381 (double occupancy). There is also a $700 per month capital assessment fee.

Please contact Audrey Walsh, Director of Marketing, to schedule a time to view this unit at (610) 526-7004.

** Plus a one time Special Assessment of $56,300.00 for our campus-wide enhancement project. Call for details!*

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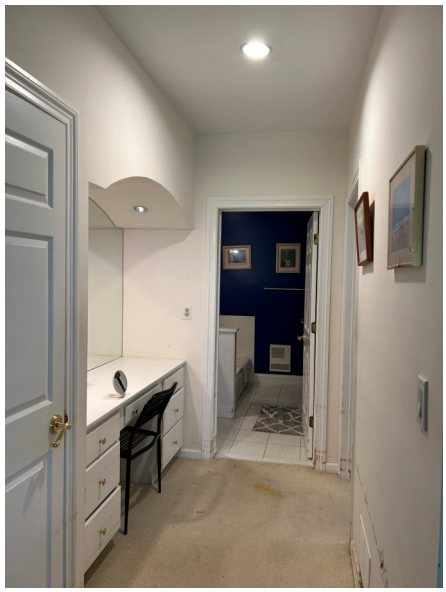
BEAUMONT
AT BRYN MAWR





Master bedroom with ensuite bath, and walk-in closet











Den or second bedroom and second bath