



Duplexes  
**Edgemont Preserve**

Anville, PA 17003

**COMMUNITY SALES MANAGER**

Andrew Barshinger

Call/Text 717-371-6466



**Priced From**

**\$374,600**

2 – 3 Bedrooms

2 Bathrooms

1,688 – 2,105 Sq. Ft.

2 Car Garage

**Community Address**

2 Kensington Ave  
Anville, PA 17003

**Sales Office Hours**

Tuesdays 1-5pm, Wed-Sat 11am-5pm.

Modern living meets comfort and style in our newest luxury duplex home designs at Edgemont Preserve in Anville, PA. Whether you are a first-time homebuyer, making the move to new construction, or just looking for the perfect blend of luxury and convenience, duplexes at Edgemont Preserve are the perfect fit! These brand new duplex homes feature open-concept floor plans, stylish finishes, and spacious layouts, perfect for both entertaining and everyday living.

Located in charming Anville, PA, within the Palmyra Area School District, Edgemont Preserve offers a small-town setting with unparalleled access to leisure, recreation, entertainment, and everyday conveniences. Just minutes from the area's best dining, shopping, and premier attractions—including Hersheypark, the Giant Center, Mt. Gretna Lake, and several renowned golf courses—this exceptional community places you close to Hershey, Lebanon, and Harrisburg, with convenient access to Routes 422 and 322. The community is also close to Palmyra Area schools, the In the Net Sports Complex, and various recreational opportunities.

Explore our available quick move-in homes at Edgemont Preserve today!

**Discover the Area**

- Convenient location with easy access to nearby towns like Hershey, Lebanon, and Harrisburg
- Small-town environment just minutes from the area's best dining and shopping choices
- Less than 20 minutes from Hershey area attractions
- Golfing, Mt Gretna Lake, and outdoor recreation nearby
- Close to Palmyra Area schools and In the Net Sports Complex

**Community Services**

- Natural Gas
- Public Sewer
- Public Water

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## Quick Move-Ins 1/2



### 35 Canterbury Lane

Annville, PA 17003  
 Dogwood Floor Plan

1-Story Duplex with 2-Car Garage and Unfinished Storage

**\$424,900**

2 Bed 2 Bath 1,836 Ft<sup>2</sup>



Under Construction

### 43 Canterbury Lane

Annville, PA 17003  
 Willow Floor Plan

2-Story Duplex with First Floor Living and 2-Car Garage

**\$455,700**

3 Bed 2.5 Bath 2,105 Ft<sup>2</sup>



Under Construction

### 41 Canterbury Lane

Annville, PA 17003  
 Willow Floor Plan

2-Story Duplex with First Floor Living and 2-Car Garage

**\$474,200**

3 Bed 2.5 Bath 2,105 Ft<sup>2</sup>



Under Construction

### 39 Canterbury Lane

Annville, PA 17003  
 Holly Floor Plan

2-Story Duplex with 2-Car Garage and Loft

**\$440,800**

3 Bed 2.5 Bath 2,086 Ft<sup>2</sup>



Under Construction

### 37 Canterbury Lane

Annville, PA 17003  
 Holly Floor Plan

2-Story Duplex with 2-Car Garage and Loft

**\$428,100**

3 Bed 2.5 Bath 2,090 Ft<sup>2</sup>



Under Construction

### 42 Canterbury Lane

Annville, PA 17003  
 Holly Floor Plan

2-Story Duplex with 2-Car Garage and Loft

**\$423,400**

3 Bed 2.5 Bath 2,086 Ft<sup>2</sup>



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## Quick Move-Ins 2/2



### 44 Canterbury Lane

Anville, PA 17003

Holly Floor Plan

2-Story Duplex with 2-Car Garage  
and Loft

**\$409,300**

3 Bed    2.5 Bath    2,090 Ft<sup>2</sup>

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## Available Floor Plans



### **Dogwood**

Starting at  
**\$374,600**

2 Bed    2 Bath    1,688 Ft<sup>2</sup>



### **Holly**

Starting at  
**\$386,000**

3 Bed    2.5 Bath    2,086 Ft<sup>2</sup>



### **Willow**

Starting at  
**\$410,100**

3 Bed    2.5 Bath    2,105 Ft<sup>2</sup>

