

PUBLIC REAL ESTATE AUCTION

4 +/- Acre Farmette with pastures
2 story 4 Bedroom 1 1/2 Bath Dwelling • Bank Barn
2 Car Garage • Cottage / Man Cave • Horse Barn
Horse Trailer • Tack • Lawn & Garden • Furniture
Friday, April 30th @ 2 PM

674 Drytown Rd., Holtwood, PA 17532 – Lancaster Co.



Directions: Route 272 South to right onto Truce Rd to Left onto Drytown Rd to property on left

Property Description: 4 +/- ac country property w/ 2 story 4 BR, 1 1/2 bath dwelling. Featuring 17' x 11' kitchen, living room & dining room with hardwood floors. 18' x 11' foyer with exposed beams, laundry & 1/2 bath. 2nd floor with 4 BR and full bath. LP gas fired hot water heat. House has large covered front porch & 20' x 20' deck. 26' x 25' oversize 2-car garage. 24' x 20' cottage/man cave with hardwood floor, gas heat and full bath. Cottage has rustic wood finished interior as well as a full basement. 30' x 20' 2 story barn w/ 28' x 22' garage/workshop addition with concrete roof deck complete with steps and railings. 18' x 12' storage shed. 48' x 22' (4) stall horse barn with water & electric. Property has (4) separate split rail fenced paddocks. On site well and septic.

Open House Dates: Saturdays: March 27 & April 3 from 10:00 AM - 2:00 PM & Thursdays: April 1 & 8 from 5 - 7 PM

Terms: Down payment of \$ 35,000.00 required day of auction. Settlement on or before July 31, 2021 Transfer taxes to be paid by buyer. Real Estate taxes shall be prorated. Annual taxes \$ 6339 +/-

Attention Realtors: 1% Broker Participation being offered to Realtors who preregister with their buyers and who become the successful bidder on day of auction. Must register 48 hours prior to date of auction. Pre-registration forms are available on-line at www.beiler-campbellauctions.com

Auctioneers Notes: Beautiful country property with 4 acres providing lots of potential for animals and or farming. Blacktop circle driveway and mature trees. House, garage & cottage with maintenance free vinyl siding. Personal property sells after real estate.

For more information, pictures and forms go to:

www.beiler-campbellauctions.com • www.auctionzip.com • www.GoToAuction.com

BEILER-CAMPBELL
AUCTION SERVICES



AY# 002026

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Auctioneers:

Christ Taylor (717) 371-1915 AU# 005421

Harold Martin (717) 738-4228 AA# 019488

Seller: Richard & Christine Springer (717) 284-7094

Attorney: Sam Goodley (610) 998-1000





Personal Property: Aluma-Lite tandem axle 2-horse trailer (nice) w/ front tack room; (3) western saddles; camel saddle; (4) like new turn out blankets; (16) pine shaving bales; 2 riding bridles and misc tack as whips, ropes, tubs, halters & saddle pads; Black Rock 3 pt. 40 gal. sprayer w 12 volt pump, 10' boom & hand wand; Lancaster 50 ground drive manure spreader; Simplicity 10 HP 24" snow blower (nice); JD LT180 riding mower (deck bearings tight); edger w/ Briggs engine; string trimmer; lawn spreader & aerator; metal wagon; foot traps; misc. wooden boxes & baskets; rustic Hoosier table & 4 chairs; Hoosier cabinet top; old metal doll house w/ furniture; metal Tonka toys; old graters & kettles; old sled; library table; chest of drawers; oak rocker; jelly cupboard; ping pong table; 5 gal glass jug w/ wine; Liftstyler stepper; Nordictrack ski machine; Weider Powerflex weight bench; misc. metal cabinets; Eden Pure heater; washer & dryer; air conditioner; few camping supplies; some craft items; misc lumber, post & fencing; Sears aluminum canoe; trolling motor & anchor; step ladder



For more pictures go to www.beiler-campbellauctions.com • www.auctionzip.com • www.gotoauction.com