

Public Auction

(2) Real Estates

#1 - 4 BR 2 ½ Bath Dwelling W/ 2-Car Garage On 6/10 Acre

#2 - 9/10 Acre Perced Building Lot

Sat., April 27 @ 9:00 AM - Real Estate @ 12:00 Noon

Vehicles • Furniture • Lawn & Garden • Households

35 S. Harvest Road, Bird In Hand, PA 17505 – Lancaster Co.



Directions: From Bird In Hand, East on Route 340 to right onto S. Harvest Road to property on left.

Property Description: #1 - 4 Bedroom 2 1/2 Bath 2 story dwelling w/ attached 2-car garage. House main floor has kitchen with island, dining room, office, family room with brick fireplace, and 1/2 bath. 2nd floor with master bedroom and bath with 3 additional bedrooms and 2nd full bath. House has electric heat, central air conditioning, well and onsite septic. Also, full unfinished basement and attached 2-car garage. House also has private rear patio and Colonial style front covered porch with impressive columns. All situated on level 6/10-acre country lot. #2 - Offered separately is a 9/10 acre adjoining building lot that's perced and probed for standard septic.

Open House Dates: Saturdays March 30 & April 6 from 1 - 4 PM & Thursdays March 28 & April 4 from 5 - 7 PM

Terms: Down payment of \$ 35,000.00 required day of auction for dwelling & \$ 10,000.00 for lot. Settlement on or before June 24th, 2024, Transfer taxes to be paid by buyer. Real Estate taxes shall be prorated. Annual taxes \$ 4569.00 +/- for dwelling & \$ 1433.00 +/- for lot

Attention Realtors: 1% Broker Participation offered to Realtors with pre-registered buyer. See website for details.

Vehicles: 2018 Toyota Corolla SE (only 2905 miles) w/ slight side sheet metal damage; 2015 Ford Escape 52K miles.

Furniture & Households: Nice clean furniture as Wurlitzer piano; Pilkington Tynan grandfathers clock; 4-door hutch; china cabinet; secretary's desk w/ top; sofas, love seats & numerous chairs; (2) 4 poster bed; (2) single beds; night stands; kitchen & dining room tables with chairs; dressers; bureaus; coffee and end tables; plant stands; desks & chairs; book case; ironing board; several clocks; lamps; stools; silverware, china & tea sets; figurines & sculptures; framed pictures; rugs, bedding & pillows; encyclopedia set; Calvin & Hobbs 3-book set; firearm & other misc. books; kitchen items as blenders, roasters, knife set, kettles, frying pans, tea kettles, bowls and glassware; organizers, bins & shelving; misc. hand tools as shovels, rakes, brooms & forks; step ladder & stools; charcoal grill; wagon; coolers & lunches; Schwinn treadmill; GE refrigerator; Antique black power pistol; and much more unlisted

Auctioneers Notes: Check out these beautiful country properties in Leacock Twp and Pequea Valley School District. The 2-story southern colonial style house is loaded with curb appeal and move in ready. Adjoining lot is perced and probed for standard septic system. Also selling some clean and very nice furniture, households and late model vehicles. All information is deemed to be accurate, but not guaranteed.

For additional pictures go to www.beiler-campbellauctions.com or www.GoToAuction.com or www.auctionzip.com

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