



BETHEL AREA HORSE FARM PUBLIC AUCTION

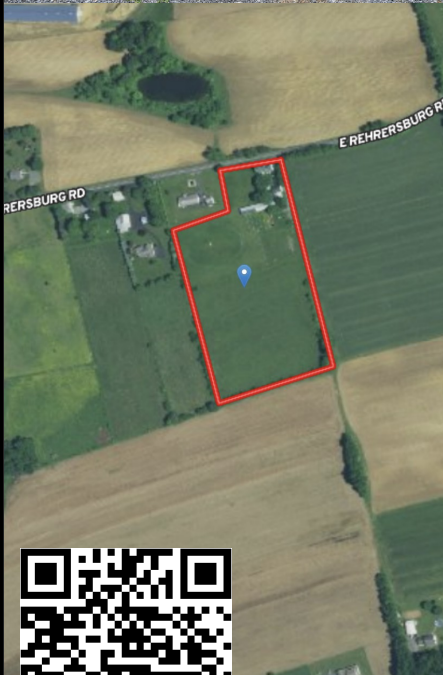
FRI. AUG. 26TH 2022 6 PM.



LOCATED: 40 STRAUSSTOWN RD. BETHEL, PA. 19507



8.85 acres horse farm, located in rural Tulpehocken Township, Berks Co. PA. Property features open land which includes a lovely riding arena, 5 paddocks, green pastures, and tillable land. The barn complete w/tack room and 8 horse stalls. This property also includes a large workshop, and a 2 car, detached garage that has a hay loft on the second level. 2,792 sqft of living space is found inside of the farmhouse, which was built in the 1900's. An addition was built in 2004. On the first floor there is an open kitchen, spacious family room with a propane fireplace, dining room, parlor, bedroom, a full bath with a stall shower, and enclosed back porch. Upstairs you will find 4 roomy bedrooms along with a second bath with a whirlpool tub. A basement, pavilion, summer kitchen. 14'x70' Mobile home w/3 bd rms, 62 baths provide rental income potential and room for horse boarding are added bonuses with this property. A great place to enjoy for your own use with additional possibilities for income opportunities!



Terms: 10% down, balance within 60 days.

Open house dates: 8/6 & 8/13 - 1-3pm
5bd | 3ba | 2,792 sq. ft. Annual taxes: \$5,977
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