

LYCOMING COUNTY REAL ESTATE AUCTION

Saturday September 24, 2022 @ 11:00

**110 Acres • Older Home with Outbuildings
Woodland • Tillable • Great Hunting
2 Streams • OGMs Convey**

469 Burns Rd Muncy PA 17756 – Lycoming County



Directions: From Rt 180 take 220 North at Pennsdale to Village Rd. Left on Quaker Church to right onto Rt. 864. Left on Vandine to Burns Rd. *postal address is Montoursville but GPS shows Muncy

Secluded 110-acre property with rolling topography and beautiful views. The farm has a good mixture of woods and tillable acres, 2 streams, and lots of wildlife. The 3-bedroom 1120 sq ft house is older but structurally sound and would be perfect for a getaway home or full-time residence. Generac 11,000-kilowatt whole house generator installed in 2016. Large bank barn, equipment shed, and other outbuildings. Woodland has not been timbered recently so there is some timber value. Very nice property located in rural countryside yet not too far from Montoursville and Williamsport. Do not miss this opportunity!

Lycoming County – Mill Creek Twp

Taxes - \$1704.73

Open House Dates: Saturday, August 27 from 2-4:00 pm
Tuesday, August 30 from 4-6:00 pm

Terms: \$35,000 deposit day of auction. Buyer pays 2% transfer tax. Settlement 60 days or before.

1% Broker participation offered to Realtors with buyers. Realtor buyers must pre-register buyers.

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

**BEILER-CAMPBELL
AUCTION SERVICES**



AY# 002026

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Auctioneers: Jake Yoder AU #005851

Ph. (717)513-5386

Matt Bergey AA #019473

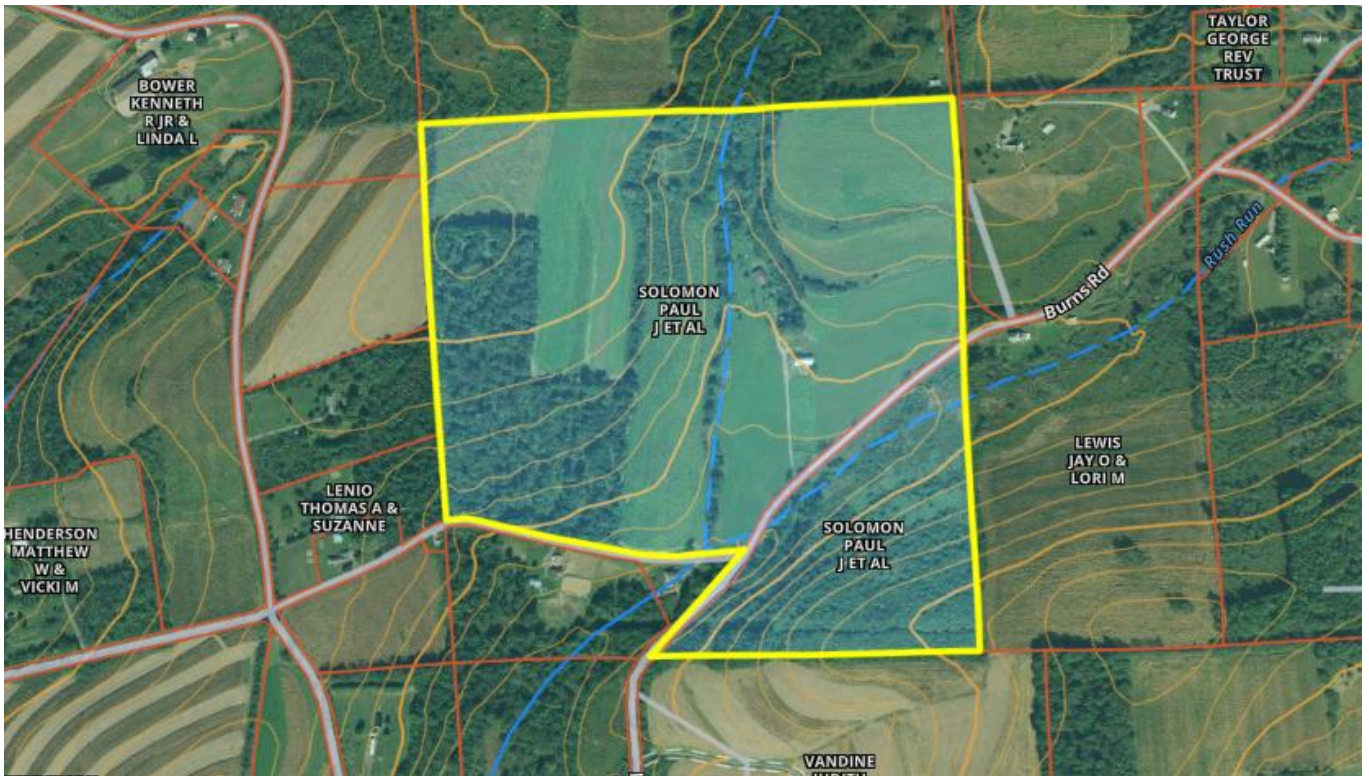
Ph. (570)412-0304

Attorney: Howard Langdon

Ph: (570)546-3104

Sellers: Solomon Family





Aerial is deemed to be accurate but not guaranteed. This is not a survey.

For more information, pictures and forms go to: www.beiler-campbellauctions.com or www.auctionzip.com or www.GoToAuction.com

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