

CLARION COUNTY REAL ESTATE AUCTION

Friday, July 19, 2024 @ 1:00 PM

52.18 Acres • 4 Parcels • Woodland Recreational Land

00 Wassum Rd, Sligo, PA 16255 - Piney TWP



Directions: From I-80 take exit 62 toward Clarion then merge on 68 W. In .5 mi slight right on Piney Dam Rd. In 3.4 mi turn left to stay on Piney Dam then right on Wassum Rd. Property will be on the left. Watch for signs!

52.18 acres woodland offered in 4 parcels. Each parcel has road frontage on Wassum Rd & nice gravel entrance & pad. Ideal for weekend getaway to go camping with your RV or tent. Located only 10 minutes off I-80 & just outside of Clarion. Trail head for Piney Rail Riders is only 1/4 mile away. Also located close to the Clarion River, Pa State Game Lands, & Cook Forest!

Lot 2 per survey: 14 acres woodland

Lot 3 per survey: 13.03 acres woodland

Lot 4 per survey: 13.10 acres woodland

Lot 5 per survey: 12.05 acres woodland

Terms: \$5,000 deposit per lot. Buyer & seller to split transfer tax equally. 10% buyer premium. Settlement date by September 20, 2024 or before.

For more information contact Jake Yoder @ 717-513-5386. Buyers are welcome to walk the properties at their convenience.

Auctioneers Note: This auction will be a live on-site auction. On-site bidding only.

BEILER-CAMPBELL
AUCTION SERVICES



AY# 002026

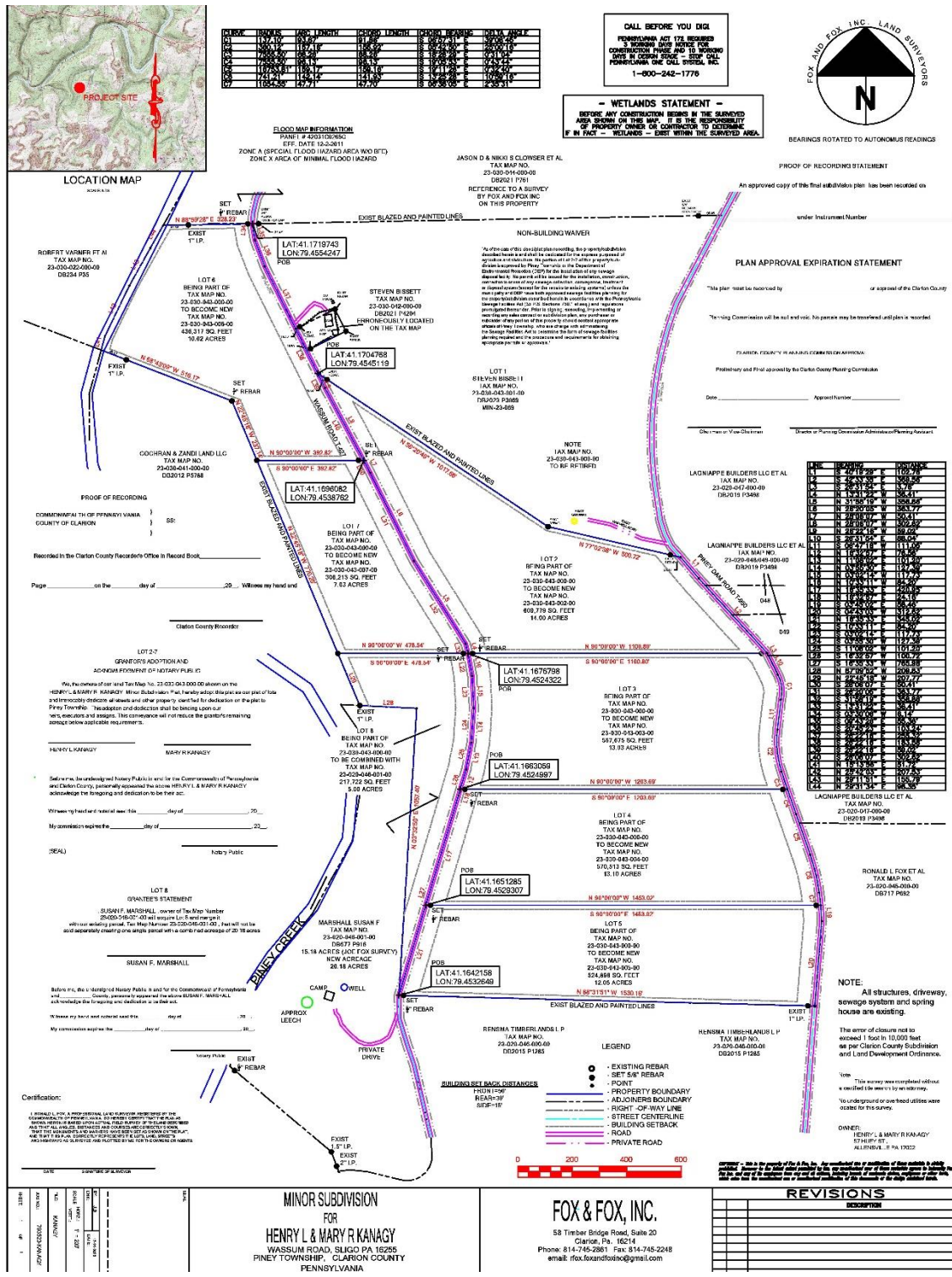
www.beiler-campbellauctions.com • 888-209-6160

Auctioneer: Jake Yoder AU #005851

Ph. (717)-513-5386



Seller: Henry Kanagy



For more information, pictures and forms go to: www.beiler-campbellauctions.com or www.auctionzip.com or www.GoToAuction.com
 Or scan the QR code in the bottom right corner.

BEILER-CAMPBELL AUCTION SERVICES
 www.beiler-campbellauctions.com • 888-209-6160

Auctioneer: Jake Yoder AU #005851
Ph. (717)-513-5386
Seller: Henry Kanagy

