

PUBLIC AUCTION

5 BR Dwelling On 3/4 Acre • Mixed Use Zoning
40' x 60' & 36' x 54' Shop/Retail Buildings
2-Cylinder & Other John Deere Tractors • Shop Tools
Antiques & Collectibles • Households
Sat., July 20 @ 8:30 AM - Real Estate @ 12:00 Noon

2323 Carlisle Pike, Hanover, PA 17331 - Adams Co.



Directions: From Route 30, South on Route 94 (Carlisle Pike) toward Hanover, to property on left.

Property Description: 5 Bedroom 1 1/2 Bath 2 1/2 story dwelling. House main floor has kitchen w/ dining area, parlor, office, family room, laundry/mud room and 1/2 bath. 2nd floor with 4 bedrooms and full bath. 3rd floor former attic has 5th bedroom. In addition to the 20' x 40' garage the property has (2) shop/retail buildings 40' x 60' and 36' x 54' The brick dwelling needing substantial updates/remodel has covered front porch & oil hot water heat. Property has private well and public sewer. This Adams Co., Berwick Twp property with buildings & road frontage has mixed use zoning providing many business potentials, and is offered by motivated sellers

Open House Dates: Saturdays June 22 & 29 from 1 - 4 PM & Thursdays June 20 & 27 from 5 - 7 PM

Terms: Down payment of \$ 20,000.00 required day of auction. Settlement on or before Sept. 12th, 2024, Transfer taxes to be paid by buyer. Real Estate taxes shall be prorated. Annual taxes \$ 4456.00 +/-

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

Tractors, Equipment & Parts: (9) Beautifully restored John Deere tractors including JD 830 diesel, new tires, showing 73 hours, serial # 830464; JD 720, power steering, new tires, shows 161 hours, serial # 7208329; JD 620 Rice Special, power steering, new tires, serial # 6213607; JD 530 NF, new tires, 2380 hours, serial # 5304591; JD 70 rice special, new tires, gas engine, serial # 7036316; JD 70, new tires, diesel engine, serial # 7031114; JD H tractor NF, new tires; John Deere 40, new tires, serial # 63219; JD BO Orchard tractor, spoke wheels, good tires, not running, serial # 327326; JD 3020 tractor WF, canopy, good tires, 4359 hours very nice; JD 650 diesel tractor w/ turf tires & 60" deck, 4385 hours; (3) JD 265 lawn tractors, all w/ 48" decks, from 1000-1750 hours; Gehl 360 skid loader w/ forks & (2) buckets, 1060 hours; JD SX75 mower w/ 30" deck & bagger, not running; 9' Bush Hog 3-Pt hyd tilt blade; JD F 125 3-bottom plow, beautiful restoration; Hercules 1.5 HP engine on cart, has fuel supply issues; JD 10 lawn cart; (2) old plows; (2) small JD snow blades; numerous JD & IH tractor & wheel weights; JD 60 fenders; Misc JD brackets, hitch parts, canopy, rims, steps & mufflers; many tire chains; lawn roller; Online bidding available for tractors & equipment. See website for details

Shop, Lawn & Garden Items: Stack-On & other tool boxes; air compressors; floor jacks; battery chargers; many hand tools like sockets, ratchets & breaker bars, impact, pipe, adj. & open end wrenches, locking & other pliers & clamps, tapes, hammers & mallets, saws, screw & nut drivers & pry bars; gas cans; many organizers; pins & clevises; shovels, brooms, rakes, sledges & other hand tools; string trimmer; screws & fasteners; (3) 12ft & (4) 16ft farm gates; 24"x19"x13" granite; misc. rims & tires; SS cage & pans; (2) rolls wire fence;

Honda Pilot: '04 Honda pilot, auto, 4WD, good tires, 3.5 V-6 VTEC, 200K+ miles, sheet metal damage.

Antiques: Antique dog tread mill in working condition; hay hook & trolley; cast iron bells; platform scale; galv tub; fence stretcher; numerous pcs misc. agate & cast; child's rocking horses; rocking cradle; metal porch chairs.

Wood Stoves: Approx (10) new & used (old stock) Hearthstone, Old Town & Beacon wood & coal stoves from closed dealership; misc stove dampers, plates, screens, handles & parts; new circulating pump.

Furniture: New Broyhill power recliner; bedroom set w/ dressers & mirrors; display, corner & other cabinets; (3) hutches; cedar chests; knee hole & roll top desks; file cabinets; several tables & chairs; rockers; plant stands; dry sink; coffee & end tables; bar stools; bread box; newspaper racks; wooden doors.

Misc: 1143 Jazzer mobility scooter; several road signs; safe; Empire gas heater; (4) working window air conditioners; large display case; ice cream freezers; canes; cash register; old phones; belt buckles; Winross trucks; old records, CD's VHS & cassette tapes; lots households, figurines, toys, games & books; several small metal signs; lots plates, cups and misc. glassware; many pcs Pfaltzgraff; kettles, pans & mixers; hand held brass bell collection; several hundred puzzles, many unopened; and many more items too numerous to mention.

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

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AUCTION SERVICES



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Auctioneers:

Christ Taylor 717-371-1915 AU# 005421

Harold Martin 717-738-4228 AA# 019488

Seller: Jason Bange Estate - Nate 717-490-5759

Attorney: Scott Strausbaugh 717-797-3908





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