



4 BED 2 BATH CHALET-STYLE RANCHER ON .92 +/- ACRE LOT
Shoeneck/Cocalico Area



PUBLIC AUCTION

Friday, August 16, 2024 at 6 PM



1055 S. Cocalico Rd; Denver, PA 17517



Directions: From PA-897 take S Cocalico Rd 2.3 Mi to Property on Right.

Schoeneck/Cocalico Area Chalet Style Ranch Home on .92 +/- Acre Features a Kitchen/Dining Room Combination, Living Room w/Vaulted Ceiling & Wood Burning Stove, 4 Bedrooms, 2 Baths, Attic w/ easy access & potential for more living space; Elec Baseboard Heat, Full Walkout Basement is partially finished with a spacious Family Room & Laundry Room, A Total of approx. 2501 SF Living Area, Basement also includes a 28x30 area used as storage or workshop and is walkout level. An 8x12 & 8x10 Shed, Well, On-Site Septic, Taxes-\$4,691 Cocalico Schools, Zoning-Woodland District.

NOTE: Move-in Ready, is this One Floor Country Living Property with close proximity to Middle Creek Wildlife Mgmt Area and the Horseshoe Trail. A nice level .92 acre that backs to trees.

OPEN HOUSE: Saturday, July 27 & August 3, from 1-3 p.m. or by appointment. For appointment, call Joel at 717-383-5606.

TERMS: 10% Down at Auction, Balance in 45 Days.

SEE MORE INFO & PHOTOS: www.lhauctionsinc.com

LH AUCTIONS INC.
PA-AY002453

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Joel Heisey

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Auction For:
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INFORMATION BELIEVED TO BE ACCURATE BUT NOT GUARANTEED


