

PUBLIC Auction

**914
Wildwood
Road**

FRIDAY, APRIL 23 at 4 P.M.

From Mifflinburg travel South 4 miles on SR 104, Turn left onto Wildwood Road to 914 Wildwood Road, Mifflinburg, Limestone Twp., Union Co., PA.



96 ACRE UNION COUNTY FARM



Whereon is situated in Rural Limestone Twp. a 2 Story/Brick Farm House. Eat-In Kitchen under Renovation. Dining Rm. Spacious Living Rm. w/Plenty of Sunlight & a Pleasant Atmosphere. 2 Bathrooms (1 Renovated & 1 Unfinished). 2 Bedrooms. Enclosed Front Porch. Detached 1 Car Garage w/Attached Workshop. Sizeable Yard to Enjoy Family Gatherings. Replacement Windows in Kitchen & Bathrooms. Oil Heat. Well & Standard Septic. Large Bank Barn w/26 Milking Stalls. Attached 20'x42' Extended Feeding Area w/Cemented Floor. Concrete Silo. Chicken Coop. Metal Grain Bin; Wire Mesh Corn Crib; Various Agricultural Related Outbuildings. 35'x52' Carriage Barn w/Side Corn Cribs; High Tensile Fencing. **89 Acres Tillable**. Road Frontage on Wildwood & Zimmerman Roads. Neighboring Farms are in Ag Preservation. Mifflinburg School District. Clean/Green. **Taxes:** \$2,712.55. **Don't Miss Out on This Opportunity to Purchase a Productive Union Co. Family Farm of this size.** Call Today to Schedule a Showing: 570-412-6523, 570-518-8586 or Auctioneer. **Terms:** \$20,000 down, balance within 60 days. Prospective buyers may conduct property testings prior to sale at their own expense. No Buyers Premium. **IMMEDIATE ACCESS TO TILLABLE ACREAGE FOR SPRING PLANTING.**

**XMark Lazer Z - Zero Turn Mower
w/Ultra Cut 60' deck (selling after the farm)**

Wayne H. Moyer Irrevocable Trust

HESS'S
AUCTIONEERING

Attorney:

Elizabeth White, 570-326-5131

Auctioneer:

Lori Hess Lauver, AU-002854-L, 570-966-2512 & Daniel King, AA-019500-L

Complete Listings & Photo's Available at
auctionzip.com ID# 2399 or GoToAuction.com ID#4215

Owners & Auctioneers Not Responsible for Accidents

All Verbal Information Day of Auction Takes Precedence Over Written Advertisement

