

SNYDER COUNTY REAL ESTATE AUCTION

Friday Evening July 14, 2023 @ 6:00

Luxury Home • 3 Bay Garage • 21.22 Acres

Woodland • Private Setting • Views

4953 Kissimmee Rd, Middleburg PA 17842 - Snyder County



Directions: From Rt 522 take Royers Bridge Rd for .9 mi then left on Kissimmee Rd. Go for 2 miles then property will be on the left. Watch for signs!

Stunning home on 21.22 acres of woodland with a very private setting! Home was quality built in 2012 & has many attractive features. 4 bedrooms, 2 full bathrooms & 1 half bathroom. A spacious kitchen with Oak cabinets & Quartz kitchen countertops. Appliances are stainless steel. Large dining room area & living room. 3/4" solid Oak flooring throughout the home & oak doors & trim. Geothermal heating & a/c with hybrid water heater. Attached 2 car garage & a full spacious basement with overhead garage door. Private well & septic. Paved driveway. A very well built home that you must see in person to fully appreciate! Secluded setting with views of the Shade Mountain. Property also has a beautiful 35x50 3 bay garage/workshop with water, electric, & concrete floor with a drain in each bay. Excellent property for weekend retreat or permanent residence. Midd-West School District. Located within 30 minutes of Susquehanna & Bucknell Universities. Approximately 1 hour to State College and 1 hour to Harrisburg. 1 hour & 45 minutes to Lancaster. Sellers are re-locating to Ohio. Do not miss this one!

Open House Dates: Saturday June 17 from 10-12

Tuesday June 20 from 5-7

Terms: \$50,000 deposit day of auction. Buyer pays 2% transfer tax. Settlement by September 15, 2023 or before.

Annual Taxes: \$4,912.15 (not in clean & green)

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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Auctioneer: Jake Yoder AU #005851

Ph. (717)-513-5386

Attorney: Slivinski Law Firm

Ph: (570)-374-5575





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

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