

# SHORT NOTICE SNYDER COUNTY FARM AUCTION!

**Saturday, February 1, 2025 @ 11:00 AM**

**105+/- Acre Farm • 4 Bedroom 2 Bath Home  
Older Hog Barns • Sawdust Shed • Tillable & Woodland**

**2151 Freeburg Rd, Middleburg PA 17842- Washington TWP**



**Directions: From Rt 522 N turn right on Freeburg Rd. In 1.5 mi farm will be on both sides of road. Watch for signs!**

**SHORT NOTICE!** 105+/- Acre farm/woodland property featuring a 4 bedroom 2 bathroom home along with older outbuildings. Outbuildings include a 30x110 hog barn, 36x100 hog barn with solid floor, 23x40 barn, & 50x64 sawdust shed. These are older hog barns and are no longer in use. This farm is a combination of woodland & tillable land with plenty of road frontage along Freeburg Rd. Lots of potential including farming or recreational use! Located only 10 minutes from Middleburg & Selinsgrove! 1 hour & 30 min to Lancaster!

**Terms:** \$50,000 deposit day of auction. Buyer pays 2% transfer tax. Settlement by April 1, 2025 or before.

**Annual Taxes on Parcel 19-10-30: \$628 (not enrolled in Clean & Green)**

**Annual Taxes on Parcel 19-10-33: \$82 (not enrolled in Clean & Green)**

**Annual Taxes on Parcel 19-10-34: \$1843 (not enrolled in Clean & Green)**

**For more information or private showing, contact Jake Yoder @ 717-513-5386 or Matt Bergey @ 570-412-0304.**

**BEILER-CAMPBELL  
AUCTION SERVICES**



AY# 002026

[www.beiler-campbellauctions.com](http://www.beiler-campbellauctions.com) • 888-209-6160

**Auctioneers: Jake Yoder AU #005851**

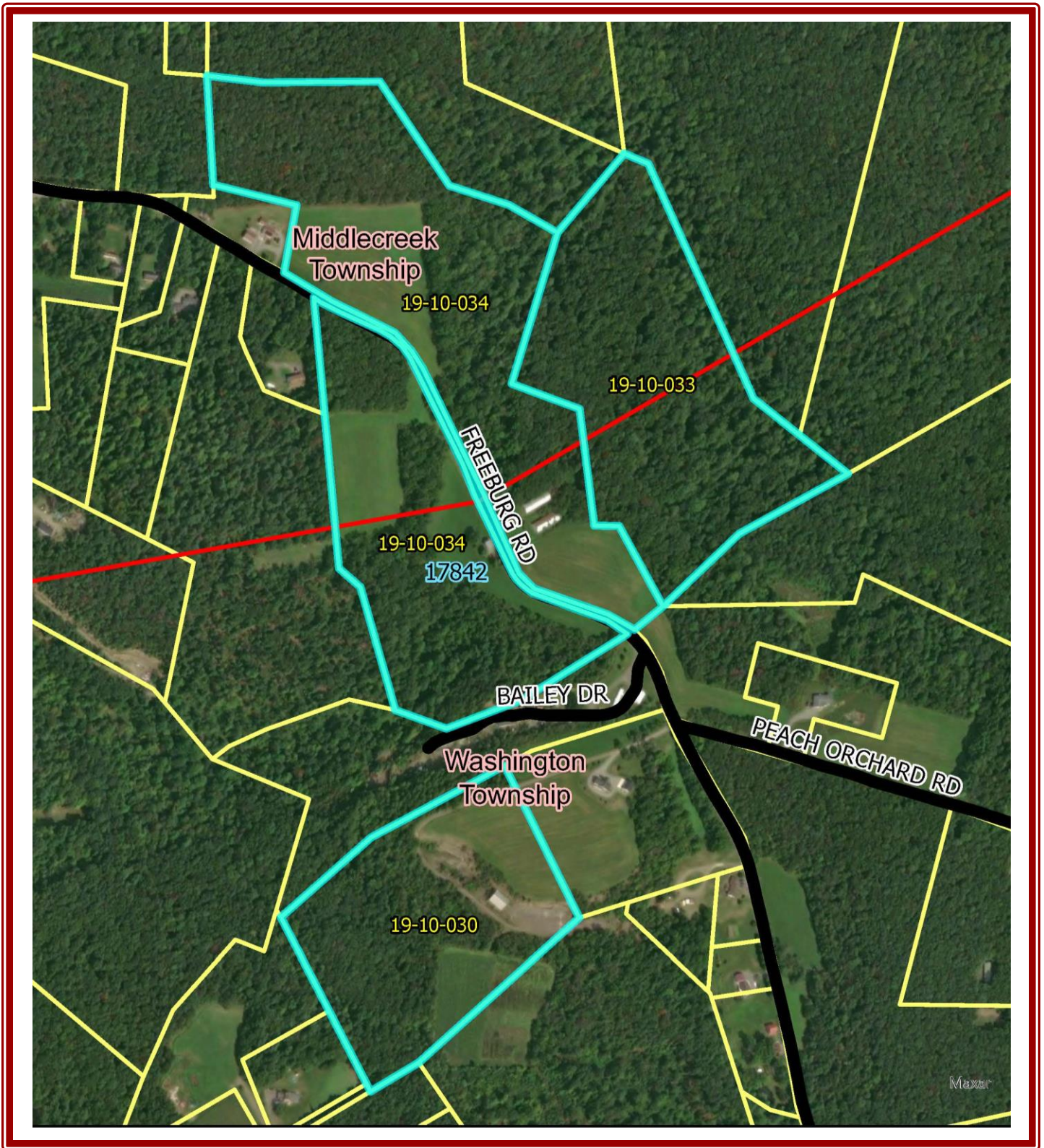
**Ph. (717)-513-5386**

**Matt Bergey AA #019473**

**Ph. (570)-412-0304**

**Sellers: BJ&E Realty Co. LP**





Aerial is deemed to be accurate but not guaranteed. This is not a survey.

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

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