

PUBLIC AUCTION

**2 Bedroom 1 1/2 Bath Ranch Home W/ 1 Car Garage on 1/2+/- Acre
Lawn & Garden • Furniture • Households
Thur., April 16, @ 5:00 PM - Real Estate @ 6:00 PM**

53 Bethesda Church Rd E, Holtwood, PA 17532 - Lancaster County



Directions: From Route 272 take Route 372 West to left on Susquehannock Dr. to right on Bethesda Church Rd East to property on right

Property Description: 2 bedroom 1 1/2 bath 1120 sq. ft. ranch house w/ full basement. Featuring 14' x 11' kitchen w/ refrigerator & gas stove. 13' x 8' dining room. 19' x 14' living room w/ gas heater and 16' x 8' sun room. Full bath. Laundry w/ washer & dryer. Powder room. 15' x 14' and 12' x 10' bedrooms w/ carpet. Hardwood floors in kitchen, dining & sun room. Ceiling fans throughout. Full basement w/ concrete floor, brick hearth & gas heater. Storage room and utility/work room w/ electric water heater, sump pump & 200 amp service. Also outside entrance. On site well and septic. 8' x 20' front porch and 14' x 19' concrete patio leading spacious back yard w/ above ground pool.

Terms: Down payment of \$ 10,000.00 required day of auction. Settlement on or before May 29th 2020. Transfer taxes to be paid by buyer. Real Estate taxes shall be prorated. Annual taxes \$ 2777.00 +/-

Attention Realtors: 1% Broker Participation being offered to Realtors who preregister with their buyers and who become the successful bidder on day of auction. Pre-registration forms are available on-line at www.beiler-campbellauctions.com

Lawn & Garden & Tools: Troy-Bilt 15 HP lawn tractor w/ 42" deck (like new); lawn cart; metal wheelbarrow; Husqvarna string trimmer; Craftsman air compressor; Coleman 1850 generator; 1600 PSI power washer; electric chain saw & string trimmer; tool box; electric power tools as grinder, drill, cir. saw, hedge trimmer, shop vac, battery charger & buffer; hand tools as hammers, wrenches, saws, cords & more; shop vise; 16' alum ladder; step ladder; saw horses & shelves; shovels, rakes, brooms, pruners, hoses & other lawn & garden tools; galv. bucket; Grill Zone grill; cast iron pump & pot belly stove; dog cage; fire pit; misc pool supplies;

Furniture, Households & Misc: Drop leaf kitchen table w/ 4 chairs; dining room table w/ 4 chairs & bench; Wedgwood blue china set for 6; full size bed, box spring & mattress; dresser; upholstered chair & recliner; coffee & end tables; secretary desk & chair; glass front and other cabinets; entertainment center & TV; microwaves; mirrors & picture frames; Haier 5.5 cu ft chest freezer; small safe; Lionel .027 train & track; old typewriter; old sled & few old toys; old lantern & flour sifter; old books & manuals; misc glassware, cookware & kitchen items; candles & vases; misc decorations;

Auctioneers Notes: Be sure to check out this 1/2+/- acre property along a dead end road and overlooking Muddy Run Recreation Area. Large trees and bordering farm land provide ideal quiet country setting.

For additional pictures go to www.beiler-campbellauctions.com • www.auctionzip.com • www.gotoauction.com

**BEILER-CAMPBELL
AUCTION SERVICES**



AY# 002026

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Auctioneers: Christ Taylor 717-371-1915 AU#005421

Harold Martin 717 738-4228 AA#019488

Wilmer Martin 717-333-4881 AA#019644

Attorney: Sam Goodley 610-998-1000

Seller: Edwin Cook 484-885-0218





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