



PUBLIC REAL ESTATE AUCTION

VALUABLE LANCASTER COUNTY SPACIOUS RANCHER

1156 sq. ft., 2 Bdrm. House, Block Foundation, in a quiet neighborhood just blocks away from Rt. 30, shopping, & employment opportunities.

THURSDAY, MAY 5th, 2022, 6:00 p.m.

146 IRIS DRIVE, LANCASTER, PA. 17602, E. Lampeter Twp.

Property details: On Site Well and Septic, Hardwood and Tile Floors, Oil Fired Forced Air Furnace Heat, NEW Central A/C; Crown Custom Cherry Wood Walnut Stained Kitchen Cabinets, Stainless Kitchen Sink, B/I Bosch Dishwasher, Electric JennAir Cook Top and Oven, G. E. Refrigerator, 200 Amp Electric, Honeywell Digital Thermostat; NEW 265 Gallon Oil Tank; NEW Roof on Garage and Carport; Basement has new complete perimeter French Drain and 2 Sump Pumps; and more.

2021/2022 Taxes Approximately \$2993.00

SHOWINGS ARE BY APPOINTMENT, CONTACT AUCTIONEER PATRICK MORGAN 717-278-9202

Real Estate Terms: 10% down payment on day of sale, Good PA check or Certified Funds for out of state buyers. Settlement within 60 days, immediate settlement and possession available. Real Estate is being sold as/is and subject to purchaser's sole discretion of value and condition. All announcements made at time of auction take precedence over any and all previously printed material or verbal statements.

1% BROKER PARTICIPATION OFFERED, Contact Auctioneer for details.

MORE PHOTOS AND INFORMATION ON BACK and at WWW.PMORGANAUCTIONS.COM



Patrick Morgan

AUCTION SERVICES LLC

AY002383

PATRICK MORGAN
717-278-9202

DUSTIN SPENCER
717-203-3225

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Terms By:
Estate of
**MARY B.
MYERS**

Attorney:
Kling, Deibler, & Glick
New Holland, Pa.
717-354-7700



Room Sizes:

- Kitchen 18-11 x 16-2**
- Living Room 18-0 x 12-9**
- Bedroom 1: 13-3 x 11-10**
- Bedroom 2: 11-3 x 9-9**
- Bathroom 11-10 x 9-9**
- Full Basement 38-9 X 28-8**
- Carport 16-6 x 13-7**
- Garage 20-5 x 13-4**

ALL Showings by APPOINTMENT ONLY. Contact Auctioneer, Patrick Morgan at 717-278-9202.

Auction conducted by Licensed PA Auction Company/Auctioneers and members of both
 NAA and PAA (National and Pennsylvania Auctioneer Associations)
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**ESTATE OWNED REAL ESTATE BEING SOLD SUBJECT TO SELLER'S EXECUTOR'S
 IMMEDIATE APPROVAL
 SALE FOR ESTATE OF MARY B. MYERS**