



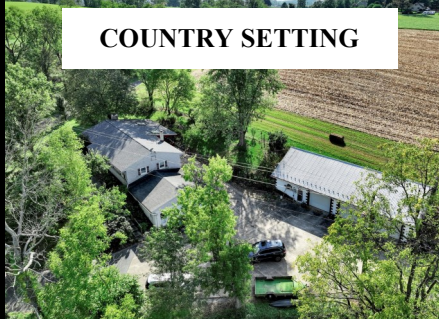
**Bernville Area 3 Bedroom Ranch On
3 Acres ~ Golf Cart ~ H-Hold**

PUBLIC AUCTION

Sat. Nov. 5th 2022 10AM (Real Estate @ 12)



LOCATED: 193 Spring Rd. Bernville, PA 19506



COUNTRY SETTING



**OPEN HOUSE DATES:
SAT. 8TH 15TH & 22ND 1-3 PM**

Real estate 3 acres

Country Rancher, Total of 2672 Sq ft Living Area, Kitchen w/Oak Cabinets and tile Backsplash, LR, Family Room, Office, Laundry, 3 Bedrooms, 1 ½ Baths, 13x33 Screened in Patio, Lower level has Family Room w/Wet bar and Coal Stove, & Attached 2 Car Garage As Well As A Detached 30x60 3 Bay Garage, 9' Overhead Doors and Shop Area, 220 Service, Wood/Coal Furnace, All on **2.94 AC**, Well, On-Site Septic, Taxes - \$4452, Hamburg Area Schools, **Note**; An ideal family property with room to run, or the car enthusiast to utilize the garages.

PERSONAL PROPERTY ~ GOLF CART ~ FURNITURE ~ HOUSEHOLD GOODS

Yamaha Gas Powered Golf Cart W/Aluminum Dump Bed; 3 pt. Fertilizer Spreader; Band Saw; Misc. Hand Tools; Wheel Barrow; Floor Tool Box; Side By Side Refrigerator; Chest Freezer; Slate Top Pool Table; Coal Stove; Metal Framed Bed Set; Drssers & Mirrors; Recliners; Hutch; Marble Top Hall Rack; Hair Stylist Chair & Sink Set; Rolling Island Cabinet; Electric Dart Board; Sofa & End Tables; Claw Foot Table W/4 Chairs; Set Of 6 Whiskey Barrel Bar Stools; Lg. Glass Egg Collection; Glassware; Decorations; Glassware; Redwood Patio Furniture; Metal Patio Set; Wood Planters; Step :adders; Shelving; Games; Lots Of Box Lots.



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