



2 BED 1 BATH COTTAGE ON .41 +/- ACRE IN THE LAKE STRAUSS COMMUNITY
Fredericksburg/Monroe Valley Area

PUBLIC AUCTION

Tuesday, October 1, 2024 at 5:00 PM

111 2nd St; Fredericksburg, PA 17026



Directions: From Jonestown take PA 72N 3.4 Mi, Right onto Monroe Valley Rd 4 Mi, Right onto 2nd St to Property on Right.
A Cottage on .41 Acres with a Stream in the Lake Strause Private Lake & Community with 1273 SF Living Area. Kitchen, Large Living Room with Brick Fireplace and Woodstove Insert, Bedroom, Sizable Loft area ideal for a Bedroom, Game Room, Etc. Spacious deck ideal for relaxation or entertaining. 8x10 Garden Shed, Well, Public Sewer, Northern Lebanon Schools, Taxes-\$2,359.

NOTE: An ideal vacation property or permanent residence in a private community with the ability to enjoy a private fishing lake. Fredericksburg/Monroe Valley Area. Close proximity to State Game Land No. 80 and the Appalachian Trail. Easy access to I-81 & Rt 72.

OPEN HOUSE: Saturdays, September 14 & 21, from 1-3 PM or by appointment. For appointment, call Joel at 717-383-5606.

TERMS: 10% Down at Auction, Balance in 45 Days.

SEE MORE INFO & PHOTOS: www.lhauctionsinc.com

LH AUCTIONS INC.
PA-AY002453
We're SOLD on serving you!

(717) 383-5606
Joel Heisey

Les
LONGENECKER
(484) 256-1323

NAA **WWW.LHAUCTIONSINC.COM**



Auction For:
Rosanna Showalter Estate
 Attorney: **Zimmerman Law Office (717) 865-1070**
 INFORMATION BELIEVED TO BE ACCURATE BUT NOT GUARANTEED