

# PUBLIC REAL ESTATE AUCTION

0.22 Acres • 3 Bedroom House • Detached 2 Car Garage  
April 26, 2016 @ 6:00 P.M.  
Perry County, Pa.

761 N. 4<sup>th</sup> Street Newport, Pa. 17074



**Directions: Rt. 34 N to Newport. Turn right on N. 4<sup>th</sup> St. Property on left.**

**Property Description:** Traditional home with 3 bedrooms and 1.5 bath. Large lot w/ adequate green space. Detached 2 car garage and 2 car carport. Open front porch. Walk up attic with tons of room for storage! Home recently renovated. 2015 updates: New appliances, new plumbing, updated wiring, new hot water heater, re-coated metal roof. New furnace in 2015. Current March 2016 home inspection on file.

**Open House:** Apr. 9, 2016 1-4 P.M. and Apr. 11, 2016, 5-7 P.M. Call 717-629-6036 for more information or a private showing.

**Terms:** Settlement on or before June 24, 2016. \$5,000.00 down payment on the day of the auction. 2% transfer tax to be paid by the buyer. Real Estate taxes to be prorated from settlement day. Annual property taxes are approx. \$1,433.00. **Attention Realtors:** 2% Broker Participation offered to Realtors with a buyer, your buyers must be preregistered.

For additional pictures go to [www.beiler-campbellauctions.com](http://www.beiler-campbellauctions.com)

**BEILER - CAMPBELL**  
**AUCTION SERVICES**



[www.beiler-campbellauctions.com](http://www.beiler-campbellauctions.com) 1-888-209-6160



**Auctioneer:** J. Meryl Stoltzfus  
AU#005403  
717-629-6036

**Sellers:**  
Edwin J. Lapp



For additional pictures go to [www.beiler-campbellauctions.com](http://www.beiler-campbellauctions.com)

**BEILER - CAMPBELL**  
**AUCTION SERVICES**



[www.beiler-campbellauctions.com](http://www.beiler-campbellauctions.com) 1-888-209-6160



**Auctioneer: J. Meryl Stoltzfus**

**AU#005403**

**717-629-6036**

**Sellers:**

**Edwin J. Lapp**