

Public Real Estate Auction

Southeast York Co. Area

2 BR. 1 Bath Brick Rancher - Needs Work
Masonry Walled & Gated Courtyards - 4/10 Acre
Fri., April 1, @ 6:00 PM

51 White Road, Airville, PA 17302 - York Co.



Directions: From Route 372, take Route 74 South, to Right onto Route 851, to right onto Woodbine Rd., to Left onto laurel Drive, to Right onto White Rd. to property on left.

Property Description: 2 Bedroom 1 bath brick & stone ranch style 1228 Sq Ft dwelling on 4/10 acre needing fix up or repair. Kitchen and dining area with wood stove. Living room with fireplace and brickwork with lots of bookshelves. 2 Bedrooms and full bath. **New well** and on lot septic. Electric baseboard heat. Wide patio door leading to rear courtyard with covered patio.

Open House Dates: Friday March 18 from 3:00 - 7:00 PM (Note: Only (1) scheduled open house)

Terms: Down payment of 10% required day of auction. Settlement on or before May 18, 2022, Transfer taxes to be paid by buyer. Real Estate taxes shall be prorated. Annual taxes +/- \$ 3099.00 (2021) 4% buyer's premium.

Attention Realtors: 2% Broker Participation being offered to Realtors who preregister with their buyers and who become the successful bidder on day of auction. Must register 48 hours prior to date of auction. Pre-registration forms are available at www.beiler-campbellauctions.com

Auctioneers Notes: Lots of potential in this Peach Bottom Twp. property requiring repair and or remodel in a quiet partially wooded development being offered by motivated sellers. Buyer has opportunity to turn this unique property with it's brick & masonry, walled & gated courtyards, concrete statues, and brick walkways to its original splendor. Take the time to see this property to fully visualize the possibilities as a dwelling, bed & breakfast, rental, vacation or update & resell. 4% buyer's premium. Call auctioneers with questions. Go to Beiler-Campbell website for details

For more pictures go to: www.beiler-campbellauctions.com • www.auctionzip.com • www.GoToAuction.com

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