

PUBLIC REAL ESTATE AUCTION

3.73 +/- Acres Southern Lancaster County
2 Story, 4-BR, 3-Bath Dwelling w/ 2-Car Garage
24' x 40' Detached Garage • Storage Shed
Friday October 21, 2022 @ 2:00 PM

1142 Silver Spring Road, Holtwood, PA 17532 - Lancaster Co.



Directions: From Buck, Route 272 South to right onto Silver Spring Road to property on left

Property Description: 3.73-acre country property with 3002 SQ FT, modern 2-story house with 4 Bedrooms & 3 full baths. 1st floor with kitchen & island, breakfast area with bay window and lots of cabinet & counter space. Family room with gas fireplace and hardwood floor. Also living room with hardwood floor, dining room & foyer with open stairway and business approved office. 2nd floor with master bedroom, walk-in closet, & bath with shower, corner Jacuzzi® tub & double vanity. Also 3 additional bedrooms w/ double or walk-in closets, full bath, and laundry room. Full basement with exercise equipment, wall mirrors and TV selling with the property. House has 9 ft ceilings on first floor w/crown molding, LP- fired hot air heat, central air and attached 2-car garage. House is equipped with security & fire alarms. Property also has metal sided 24' x 40' garage/workshop w/ electric and 12' x 20' storage shed. Country property with well and onsite sewer.

Open House Dates: Thursdays Sept. 15, 22 & 29 from 5-7:00 PM And Saturdays. Sept. 17, 24 & Oct. 1 from 1 - 4:00 PM

Terms: Down payment of \$ 50,000.00 required day of auction. Settlement on or before Dec. 29, 2022, Transfer taxes to be paid by buyer. Real Estate taxes shall be prorated. Annual taxes +/- \$5123.67.

Attention Realtors: 1% 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: Be sure to check out this 3.73-acre Drumore Township country property in Solanco School District. The property has lots of potential as a country estate, pastures/animals, or small produce/fruit farm. The modern house is 1-owner, super clean and move-in ready. The 24' x 40' building adds options of more garage, workshop, or storage space.

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

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AUCTION SERVICES



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