

SNYDER COUNTY REAL ESTATE AUCTION

Monday Evening August 14, 2023 @ 6:00

48+/- Acres • 5 Bedroom 3 Bathroom Home

Pasture • Woodland • Private Setting

220 Brummett Drive, Beavertown PA 17813 - Snyder County



Directions: From Rt 104 in Penns Creek turn onto Troxelville Rd. Go for 5.4 mi then slight left onto Lake Rd, then left on Brummett Dr. Property will be on the right. Watch for signs!

Beautiful 48+/- acre farm/woodland property with a private setting! Property has an attractive 5 bedroom 3 bathroom home built in 2008. Home has a spacious living room, dining area, & kitchen. A master bedroom & bathroom on the main floor. Laundry is on the main floor as well. A full unfinished basement with concrete floor. Primary heat sources are electric & indoor wood stove. Private septic & well. Approximately 18 acres open land with most being fenced in pasture. Pastureland could be certified organic. Has a 40x72 shed with concrete floor & electric. Approximately 30 acres woodland and a small pond. A very nice setting perfect for raising a family or to have as your own recreational property! Good hunting area!

Mid-West School District & 1 mile from Walker Lake. Excellent location only 15 minutes from Mifflinburg & Middleburg. Approximately 1 hour from Harrisburg & 1 hr & 45 minutes to Lancaster.

Open House Dates: Tuesday July 11 from 5-7

Friday July 14 from 1-3

Terms: \$50,000 deposit day of auction. Buyer pays 2% transfer tax. Settlement by October 13, 2023 or before.

Annual Taxes: \$3,987 (not in Clean & Green)

For additional pictures go to www.beiler-campbellauctions.com or www.GoToAuction.com or www.auctionzip.com

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AUCTION SERVICES



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Auctioneers: Jake Yoder AU #005851

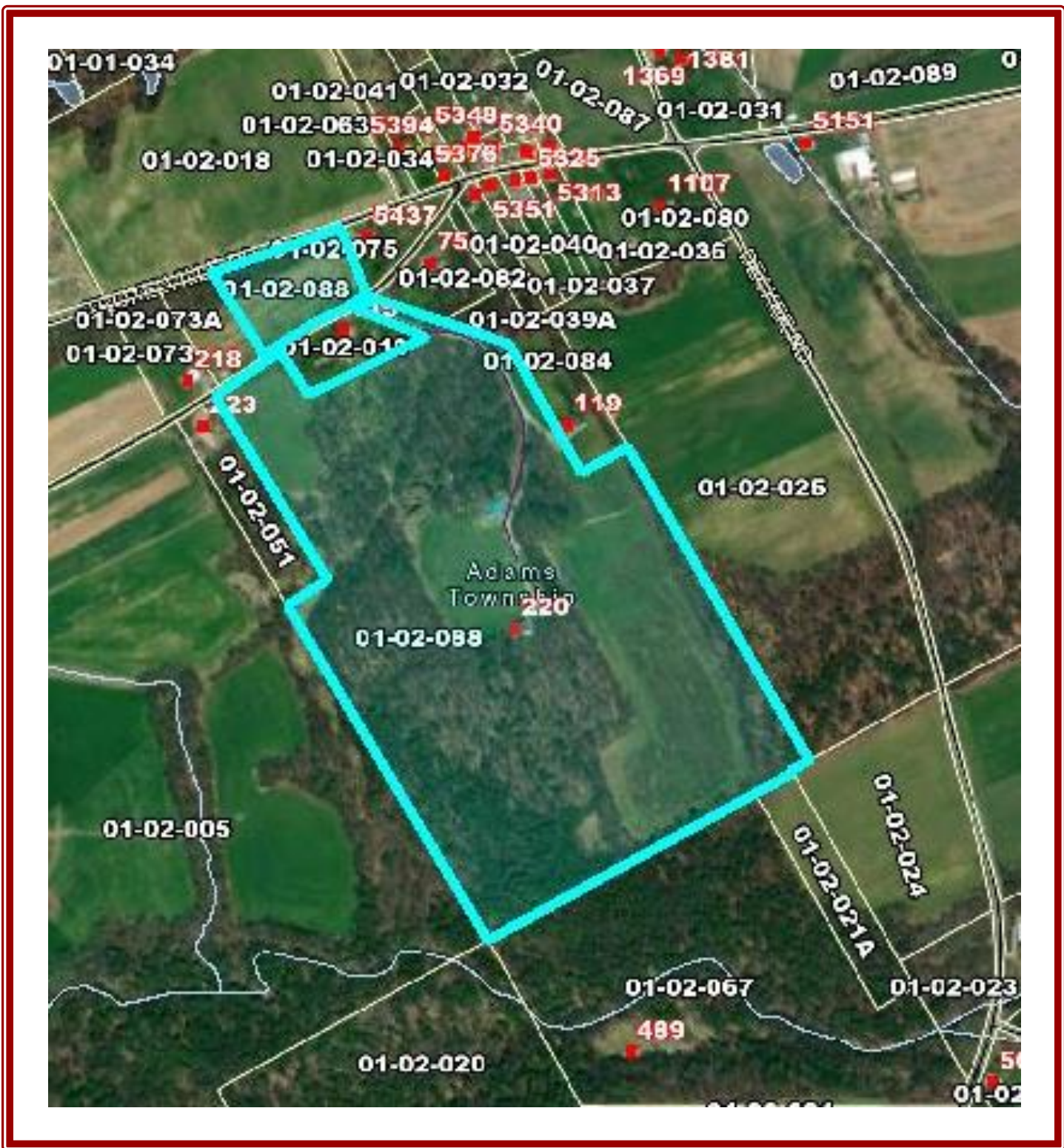
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Aerial is deemed to be accurate but not guaranteed. This is not a survey.

For more information, pictures and forms go to: www.beiler-campbellauctions.com or www.auctionzip.com or www.GoToAuction.com

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