

14.20 ACRES

PUBLIC AUCTION

HOUSE | BARN | SHOP | PERSONAL PROPERTY

PERRY COUNTY



911 Robinson Rd. | Blain, PA 17006

Directions: From New Bloomfield, take PA-274 W for 18.7 miles and turn left onto Manassa Rd. Go 1.9 miles and turn right onto Back Hollow Rd. Go .3 of a mile and turn left onto Robinson Rd. Go .8 of a mile to property on right.

PROPERTY FEATURES

- 6-Bedroom, 3-Bath Country Estate on 14.20 acres
- Full walkout basement with second kitchen
- Backyard oasis with brick patio and outdoor fireplace
- Deck overlooking a private volleyball court
- 40' x 60' barn with 8 horse stalls
- Heated 40' x 60' shop (office, breakroom, bathroom)
- 34' x 72' former sawmill
- Outdoor wood furnace for low heating costs
- 4 acres of fenced pasture with a spring-fed pond
- 9 wooded acres
- Minutes from Fowlers Hollow State Park and Tuscarora State Forest
- Ideal for entertainers, horse enthusiasts, outdoor lovers, and home business owners

OPEN HOUSE

Tue. June 3, 5-7 pm &
Sat. June 7, 10 am-12 pm
For a private tour call:
Gerald 717-582-6589
Meryl 717-629-6036

TERMS

\$40,000 down payment on the day of the auction. Settlement on or before August 28, 2025. 2% transfer tax to be paid by the buyer. Real estate taxes to be prorated from settlement day. **Estimated Annual Taxes \$8,900.**

Contact us for quick, convenient financing options, including down payment and bridge loans.

All information is deemed accurate but not guaranteed

**AUCTION
DATE**

Saturday,

**JUNE 28,
2025**

Personal Property

@ 9 am

Real Estate

@ 12:00 Noon

AUCTIONEER REMARKS *Welcome to this secluded 2.5-story estate offering 5,683 sq ft of thoughtfully designed living space. Whether you're hosting family get-togethers or enjoying a peaceful evening under the stars, this space is a true retreat. This property offers privacy, beauty, and unmatched versatility in a truly breathtaking natural setting. Don't miss your chance to own this one-of-a-kind country estate—where every acre has a purpose.*



BEILER-CAMPBELL
AUCTION SERVICES

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AUCTIONEER

J. Meryl Stoltzfus

AU#005403

Ph 717-629-6036



SELLERS

Emanuel & Rebecca

Allgyer



LAWN & GARDEN

gardening supplies, small windmill, patio chairs, birdhouses, shepherds' hooks, wooden wheels, garden hose.

TOOLS

Stihl FS 130 R & FS90R trimmers, Dewalt battery trimmer, Dewalt battery tools, concrete trowel w/ Honda engine, step ladders, bag wagon, gate latches, antique pump, hand pump, antique water pump, generator, stove pipe, scooters, bikes, battery lights, toolbox chest, glass insulators.

FURNITURE

swivel bar stools, pie safe, **multiple** bedroom suites, oak dresser w/ mirror, chest of drawers, end tables, extension table & chairs, table w/ padded chairs, toy box, magazine rack, wooden light stand, wooden child's rocker, antique school desk, clock, antique secretary desk with hutch top, oak hutch w/ glass doors, pine dry sink cabinet, oak rolltop desk, rustic bookcase, cedar chest, antique trunk, crib w/ drawers, recliners, arm chairs, matching love seat, sofa.

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HOUSEHOLD

Pro Croquet set, Ping pong table, shuffleboard table, foosball table, golf clubs, dartboard, games, tent, used doors & windows, breadbox, glassware, pitchers, baskets, décor, pictures, puzzles, window treatments, skates, rollerblades, Magazines: Ladies Journal, Farmhouse, CountryHome, GardenGate, Nature Friend, cookbooks, fans, touch lamps, plates, silverware, coffee maker, meat grinder, jars of buttons, toys, old feed sacks, box of Little Blue Books Home Series.

Auctioneer's Note:

Good clean items, many more items not listed.