



## REAL ESTATE AUCTION

Date:  
Wednesday, June 26  
at 5:30pm

Location:  
725 Newport Ave  
Gap, PA 17527

### 1.8 ACRE COMMERCIAL LOT

**REAL ESTATE:** Discover the potential of our 1.8-acre commercial lot located on the bustling Route 30 in Gap, PA, directly across from Rutter's and near Houston Run Business Park. This highly visible and accessible lot, which is half covered in gravel, is ready for development and ideal for a retail establishment or other commercial ventures. Situated in Salisbury Township within the Pequea Valley School District, the lot is zoned commercial and equipped with onsite well and public sewer, and electric service hooked up and ready for use.

Annual taxes approx. \$2,729.

Billboard and office trailer on the property is not included.

**ATTENTION REALTORS:** Auctioneer is offering brokers participation. Contact auctioneer for details.

**Property showed by appointment.**

**Call Ephraim Stoltzfus  
717-615-7610**

### TERMS

\$35,000 down day of sale

Settlement within 60 days



AUCTION CENTER

717-687-7018 Lic AY002284

Sellers:  
Elk River RV  
Attorney:  
Mersky Law Group

