

# NARVON/WELSH MOUNTAIN/EAST EARL AREA



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## REAL ESTATE AUCTION

Saturday, October 26 at 10:00am  
1639 Springville Road | New Holland, PA 17557

2 ACRES!

### ATTENTION: Investors/House Flippers-Prime Sweat Equity Opportunity!

**REAL ESTATE:** This 2-acre wooded property is private and secluded, with a shared drive giving direct access to 400+ acres of land owned by the Lancaster County Conservancy. The property features a 2-bedroom, 2-bath log home, built in 1983, with a partially finished basement and a total of 2,016 sq ft. Conveniently located on the line of East Earl & Salisbury Township and Eastern Lancaster County & Pequea Valley School District, it offers a great fixer-upper opportunity with lots of potential. The property has both onsite septic and a well, as well as a solar system. Approximate annual taxes are \$3,918.

**AUCTIONEER NOTE:** This property needs some exterior & interior improvements/renovations, making this property great for anyone looking for an investment or fixer upper. The property is being sold to settle an estate. Come prepared to buy!  
Bid live onsite or online at [www.paauctioncenter.com](http://www.paauctioncenter.com)

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

**Need financing or bridge loan options? Contact auctioneer for details**

### OPEN HOUSE DATES

Friday, October 4th, 4-6PM  
&  
Saturday, October 19th 10am-12pm  
  
or call for an appointment

### TERMS

\$30,000 down day of sale  
  
Settlement within 60 days



AUCTION CENTER

717-687-7018 Lic AY002284

Sellers: Estate of Grace Fox

Attorney: Smoker Gard Associates