



(New Holland Area)



PUBLIC AUCTION

1,870 Sq. Ft. 2-BDRM 2.5-BATH STONE SPLIT-LEVEL HOME 2-CAR GARAGE * 12'x16' UTILITY SHED * .47-ACRE LOT GUNS * TRAILER * TOOLS * QUILTS * PERSONAL PROPERTY SAT. APRIL 20, 2024 @ 9-AM/Real Estate @ NOON



2-CAR GARAGE & PARKING AREA



1,780 SQ. FT. STONE SPLIT-LEVEL



2-BDRM 2.5-BATH HOME * .47-AC. LOT

Located at 600 Grandview Dr. New Holland, Pa. Lancaster Co.

DIRECTIONS: From New Holland @ Yoder's Market Complex take Rt.23 W. turn right at N. Ranck Ave. to home on left.

REAL ESTATE: consists of a 1,870 Sq. Ft. stone & vinyl split-level home w/2-bedrooms & 2.5-baths. Main floor features a custom cherry cabinetry kitchen w/appliances; 12'x11' formal dining room w/built-in corner cupboard; foyer & powder room; laundry; attached 2-car garage; open curved staircase; 2-large bedrooms w/closets; 2-full baths; lower level includes a 16'x28' family room w/HW floor & stone FP; 1,846 sq. ft. unfinished basement storage area. LP furnace/central AC; public water & sewer; annual taxes: \$4,000. Valuable (2015) updates include new roof, windows, insulation & siding; landscaping, etc. **Outbuilding:** a 12'x16 utility shed; nice wide paved driveway & parking area; PVC privacy fenced yard w/garden area.

OPEN HOUSE: SAT. APRIL 6 & 13 from 1-3 PM for info call/text auctioneer @ (717) 371-3333.

TERMS: 10% down day of sale, balance in 60-days. Attorney: Patrick Deibler (717) 354-7700

Note: Very attractive stone & vinyl dwelling w/2-garage along a side street yet close to all amenities! Home features many recent valuable updates throughout; nice level corner lot w/private fenced yard opposite Garden Spot High School.



CUSTOM KITCHEN W/APPLIANCES



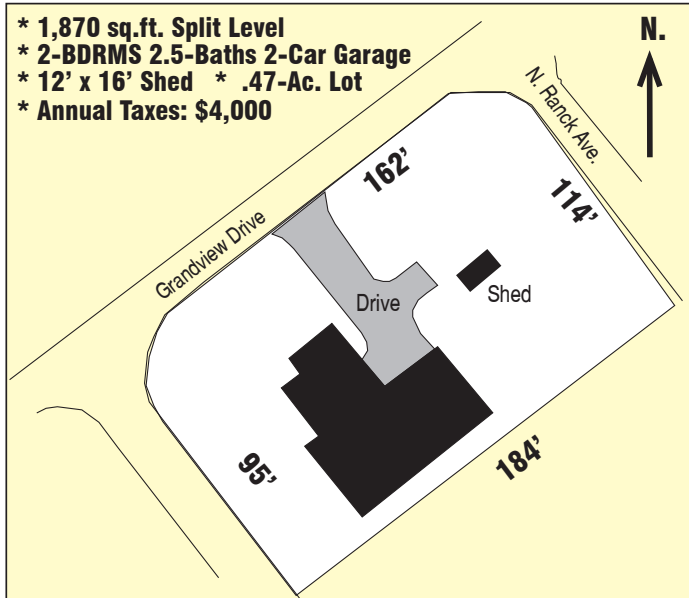
5' X 8' BURKHOLDER TRAILER



TORO Z-TURN MOWER 36" DECK



WINCHESTER #190 .22-RIFLE



For photos & detailed listing visit www.martinandrutt.com

LAWN & GARDEN: 8'x5' Burkholder open trailer; Toro snow blower; Troy Bilt pressure washer; Toro Z-turn mower w/36" deck; Craftsman toolbox; wrench & socket sets; Echo blower & chainsaw; air compressor; bench vise; live traps; wheelbarrow; ladders; lots of hand & power tools, shovels; forks; etc

GUNS & HUNTING: Winchester #190 .22 rifle w/scope; H & R Topper M48 .410 single-shot shotgun; crossbow w/scope; misc. ammo & hunting supplies.

PERSONAL PROPERTY: Samsung washer & dryer (nice); antique curved oak bow-front cupboard (nice); 2-La-Z-Boy recliners; power lift chair; gray sofa & love seat; nice pieced & appliquéd quilts; blankets; double bed; 5-dr chest; 3-dr oak washstand; 40+ glass baskets; dolls; 1920 sale bill; prints & artwork; patio table & 4-chairs; canning jars; lots of cookware & kitchen items; home décor items; etc.

TERMS: Cash, PA check or credit card w/3% fee; food by GSFR aux.; sale held under tent, bring a chair. Nice clean quality personal property auction. Sellers are downsizing to retirement setting.

AUCTION BY:
MARTIN & RUTT AUCTIONEERS
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AUCTION FOR:
LEROY M. & VERA H. REIFF