

(Lancaster Area)

HYBRID PUBLIC AUCTION of REAL ESTATE

2.19-ACRES * ZONED RESIDENTIAL R-3 HIGH DENSITY

PRIME RESIDENTIAL DEVELOPMENT POTENTIAL

2.5-STORY BRICK HOUSE * OLD CHICKEN HOUSE

TUESDAY JUNE 25, 2024 @ 6:00 PM



BRICK 2.5-STORY HOUSE



OLDER 2-LEVEL CHICKEN HOUSE

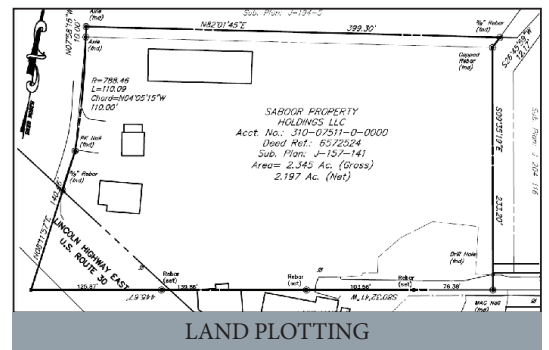


138' ROAD FRONTAGE ON RT. 30

LOCATED AT: 2081 Lincoln Hwy East, Lancaster PA 17602 * E. Lampeter Twp

DIRECTIONS: On Rt. 30, just West of the Police Barracks, where Rt. 30 & Rt. 462 split.

LISTING DETAILS: A valuable tract of 2.19-acres surrounded by high-density development. Includes a 2.5-story Victorian style brick house w/ 3-bedrooms and an old chicken layer-house. House provided nice income; has on-site well & septic; no furnace (elec. heaters); slate roof; nice covered porch. 2-car detached garage w/ storage addition. Old 2-level chicken house has good base, but the roof is collapsing (please stay out of this structure). This property has townhouses on two and a half sides, desirable CV School District; recent survey; 138' road frontage on Rt. 30 and a super rare opportunity for potential development (single family, semi-detached, townhouses). Call the township with your dreams 717-393-1567 (Zoning Officer Colin Siesholtz) and come prepared to bid at the auction.



LAND PLOTTING

OPEN HOUSE DATES: Wednesday June 12, from 4:00 – 6:00 PM. You may walk the property during daylight hours (be respectful of the tenants in the house). Call/Text Auctioneer 717-587-8906

BRIEF TERMS: 10% of sold price down the day of auction, balance in 60-days or before. This auction is held under the terms provided by Attorney Glick, Goodley, Deibler & Fanning 717-354-7700. This information has been provided as a courtesy to the buyer and is believed to be accurate however, the buyer is responsible to verify any/all information before bidding. Announcements the day of auction take precedence over all previous information. Neither Auctioneers or owners are responsible for accidents.



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AUCTION BY: Martin & Rutt
Auctioneers, LLC AY2189-L
John J. Rutt II (717) 587-8906
Michael J. Martin (717) 371-3333
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