



(North New Holland Area)



PUBLIC AUCTION

NICE STONE RANCHER * 3-BEDROOMS * 2-CAR GARAGE .34-ACRE LEVEL LOT * CLEAN * EAT-IN KITCHEN SATURDAY, MARCH 4, 2023 @ 11:00 AM



STONE 3-BR RANCHER



BACKYARD & DECK



BEAUTIFUL OAK KITCHEN



LIVING ROOM BAY WINDOW

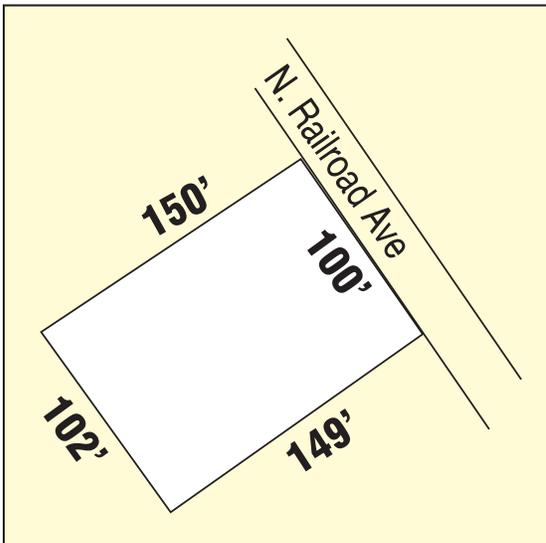
Located at 478 N. Railroad Ave. New Holland Pa. 17557

DIRECTIONS: From New Holland, travel North on N. Railroad Ave. for 1 mile to property on left.

REAL ESTATE DETAILS: A beautiful stone ranch style house w/ 3 bedrooms & 2 car attached garage on .34 acre level lot. This 1-owner, quality house was built in 1988 by Leon Ray Burkholder; has prominent limestone colored stone front w/ charming covered front porch; includes 1,518 sq. ft. on main level; 20'x 13.5' eat-in style kitchen has lovely solid Oak cabinetry, eat-at island, all appliances, dining area & patio doors open to 12'x 12' rear deck; 20'x 13' front living room has Bay style window & opening to kitchen area; 18'x 12' primary bedroom has (2) double door closets; 10'x 6' primary full bathroom w/ shower; bedroom #2 is 13'x 11 w/ double closet; bedroom #3 is 11'x 10.5' w/ double closet; 9'x 9' full common bathroom w/ tub shower; laundry hook-up inside bathroom closet w/ storage shelf for detergents; roomy 24.5' deep x 21.5' wide attached garage. Lower level has 26'x 22' family room; 26'x 24' utility room; second exit has bilco door covering concrete steps. Desirable electric heat-pump w/ Propane Gas assist (500 gallon tank); central A/C w/ filtered air handler; new roof approx. 6 years ago; newer macadam driveway; on-site well & septic; newer water conditioner & softener; sought-after Earl Twp.; Eastern Lanc. School District; reasonable total taxes \$3,565.

OPEN HOUSE: Saturdays, February 18 & 25, from 1-3 PM. Call/Text Auctioneer 717-587-8906.

BRIEF TERMS: 10% down payment of sold price due at the completion of the auction, balance within 60 days or before. This auction is held under the terms provided by Attorney Brad Harris 717-354-4456.



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SCAN TO VIEW

AUCTION BY:
MARTIN & RUTT AUCTIONEERS
AY2189
John J Rutt II (717) 587-8906
Michael J. Martin (717) 371-3333



AUCTION FOR:
RUTH E. (ELMER G.) RUTT ESTATE