

(Clay & Brickerville Area)

# PUBLIC AUCTION of REAL ESTATE

CLEAN BRICK CAPE-COD \* LEVEL .57-ACRE LOT

3-BEDROOMS \* 2-CAR DETACHED GARAGE

**TUESDAY AUGUST 20, 2024 @ 6:30 PM**



CLEAN 3-BR CAPE-COD



DETACHED 2-CAR GARAGE



SPACIOUS EAT-IN KITCHEN

LOCATED AT: 434 28th Division Hwy Lititz, PA 17543

**DIRECTIONS:** From Rt. 322 in Clay, travel West on Rt. 322 for 1-mile to the property on the left.

**REAL ESTATE LISTING:** A very clean 1.5-story Cape-Cod style house w/ detached 2-car garage on a level .57-acre lot. This house was built in 1954; has approx. 1,750 sq. ft.; main level has eat-in kitchen w/ nice wooden cabinetry open to dining area; spacious front living room w/ Bay style window & hardwood flooring under carpet; 2-bedrooms w/ closets & real wood flooring; full bathroom w/ tub shower; welcoming side covered porch; second level is large 3rd bedroom (drywall needs finished); full basement has 3 large rooms; laundry hook-up. Oil furnace & central A/C; good replaced roof; updated windows; 200-amp electric service; on-site well & septic. House is clean and well cared for. Needs to be sold to settle the estate, come prepared to buy.

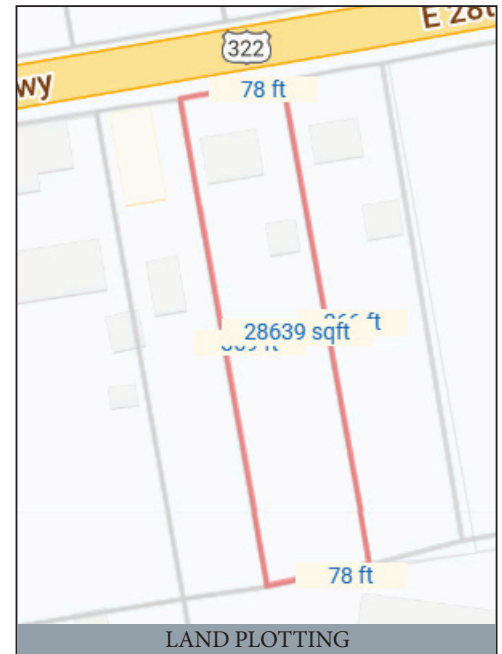
**DETACHED GARAGE:** A good stick built 24'x 22' 2-car garage w/ brick exterior; (2) overhead doors; electric service; concrete floor; storage space in trusses. Elizabeth Twp; Warwick School District; total taxes approx. \$3,475.

**OPEN HOUSE DATES: Saturdays August 3 & 10, from 1:00 - 3:00 PM.**

**Call/Text Auctioneer 717-587-8906**

BRIEF TERMS: 10% down payment the day of auction, balance in 60-days or before. This auction is held under the terms prepared by Attorney Lindsay M. Schoeneberger 717-293-9293

Please visit our website at [www.martinandrutt.com](http://www.martinandrutt.com) or Facebook or Instagram



LAND PLOTTING



Scan to view

**AUCTION BY: Martin & Rutt**  
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**AUCTION FOR:**  
R. MARLENE HAINES ESTATE