



(New Holland/Earl Twp. Area)

PUBLIC AUCTION



5-BDRM 1.5-BATH 2-STORY HOME * .44-ACRE LOT!
37'x20' 2-STALL HORSE BARN/GARAGE * 18'x12' SHED
THURSDAY, FEBRUARY 13, 2025 @ 4-PM



5-BDRM 1.5 BATH 2-STORY HOME



2,176 SQ. FT. 5-BDRM HOME * .44-AC.



37'x20' HORSE BARN/GARAGE * SHED

Located at 511 N. Railroad Ave. New Holland, Pa. Earl Twp. Lancaster Co.

Directions: From Main St. (Rt. 23) in New Holland take N. Railroad Ave. 1.2-mi. to property on right.

Real Estate: consists of a 2,176 sq. ft. 5-bedroom frame vinyl sided 2-story house, a 37'x20' frame & block 2-story 2-stall horse barn/garage and an 18'x12' metal sided utility barn. Main floor includes a 20'x12' Oak cabinetry kitchen w/pantry & spacious dining area open to 17'x14' living room; 14'x8' covered south side porch; 11'x11' laundry room w/ mop sink; full bath; 18'x12' primary bedroom w/2-closets & private shower; 2nd floor includes BR#1) 12'x14' w/2-closets; BR#2) 13'x16' w/double closet; BR#3) 14'x12' w/ double closet; BR#4) 10'x11; linen closet; attic access; 32'x30' unimproved basement w/walk-out stairs,

cold cellar storage; laundry hook-up; oil furnace warm air heat; on-site well & septic; annual taxes: \$3,453. **Outbuildings:** a 37'x20' 2-story garage/2-stall horse barn w/37'x10' forebay & upper level hay storage; an 18'x12' utility barn w/metal siding; nice wide macadam driveway. **CHEST FREEZER & REFRIGERATOR** sell after real estate.

OPEN HOUSE: SAT. JAN. 25 & FEB. 1 from 1-3 PM for info call/text auctioneer @ 717-371-3333.

Terms: 10% down day of sale, balance on or before 60-days. All advertising deemed correct, for zoning questions call Earl Twp. 717-354-0773. **Attorney:** Doug Good 717-354-4456

Note: *Spacious well maintained 2-story dwelling w/nice oak cabinetry kitchen/dining room; main floor primary bedroom & laundry; 2-story garage/horse barn & large garden shed; level country lot w/wide paved driveway & ample garden area; easy access to Rt. 23/322.*

For Photos & Detailed Listing Visit www.martinandrutt.com



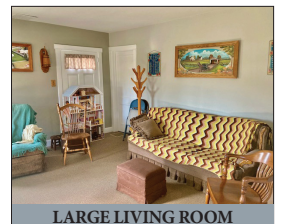
COVERED SIDE PORCH



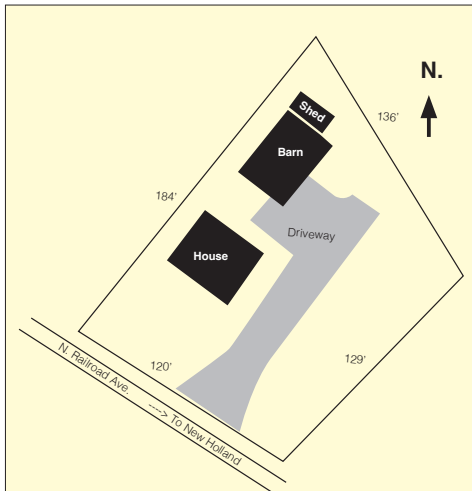
OAK CABINETRY KITCHEN



KITCHEN/DINING ROOM



LARGE LIVING ROOM



- 5-BDRM 2-story home, .44 acre lot
- 2-Story Horse Barn/Garage
- Earl Twp. Lancaster Co.
- Annual Taxes: \$3,453

*This is a land plotting, not a survey.

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



AUCTION FOR:
Michael W. & Edith S. Martin