



(East Earl/Narvon Area)



# PUBLIC AUCTION

**3-or-4 BDRM 1-BATH 2-STORY HOME \* .51-ACRE LOT  
DETACHED 18'x25' 1-BAY GARAGE \* NEEDS SOME TLC!  
GREAT RENTAL/INVESTMENT \* MID-RENOVATION CONDITION!  
TUESDAY, SEPT. 16, 2025 @ 6-PM**



3 OR 4 BDRM 2-STORY HOUSE



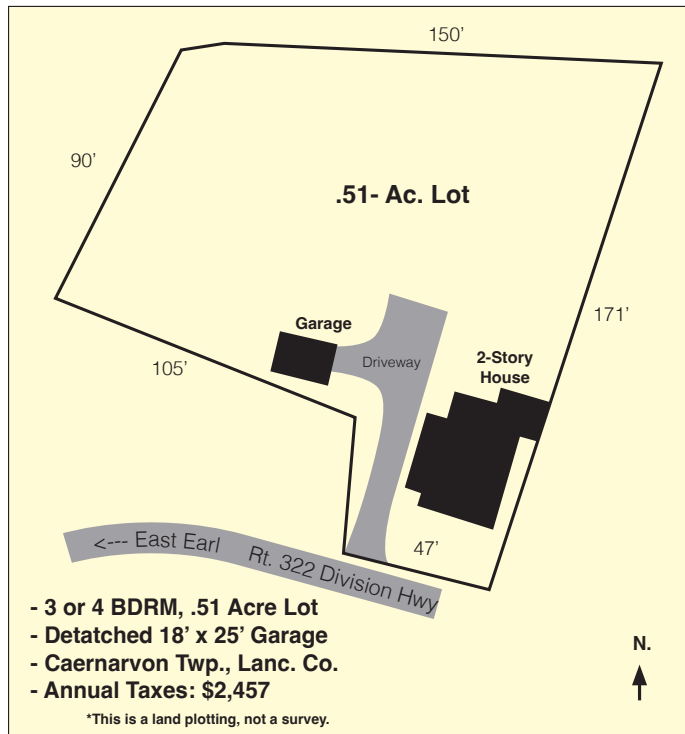
1,490 SQ. FT. HOME \* .51-ACRE LOT



18'X25' 1-BAY GARAGE/SHOP

**Located at: 6222 Division Hwy. Narvon, Pa. Caernarvon Twp. Lancaster Co.**

**REAL ESTATE:** consists of a 1,490 sq. ft. frame 2-story home & detached 18'x25' 1-bay garage on a level .51-acre lot. Main floor includes an eat-in style 15'x9.5' painted cabinetry kitchen; laundry; full bath; 22'x14' living room; foyer; main floor 14'x10' bedroom & WIC; covered front porch; upper level is in mid-renovation condition for full bath & 2 or 3 bedrooms; attic storage; unimproved basement w/egress door; utility area w/ forced air oil furnace, 275-gallon tank; water treatment system; electric water heater; on-site well & septic; window AC units; annual taxes: \$2,457. **Outbuilding:** a 25'x18' 1-bay garage w/ metal roof & siding; spacious backyard, ample garden space & mature shade.



- 3 or 4 BDRM, .51 Acre Lot
- Detached 18' x 25' Garage
- Caernarvon Twp., Lanc. Co.
- Annual Taxes: \$2,457

\*This is a land plotting, not a survey.

**OPEN HOUSE: SAT. AUG. 30 & SEPT. 6 FROM 1-3 PM for info call/text auctioneer @ (717) 371-3333.**

**TERMS:** 10% down day of sale, balance in 60-days. **Attorney:** Blakinger/Thomas (717) 299-1100

**NOTE:** Affordable rural property needs some TLC and is in mid-renovation form. Excellent opportunity to purchase and finish to your preference. Potential rental/investment or entry level housing; desirable ELANCO schools. Sellers are relocating to Bradford Co. poultry farm.

FOR PHOTOS & LISTING VISIT [www.martinandrutt.com](http://www.martinandrutt.com)

**AUCTION BY: Martin & Rutt**  
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**AUCTION FOR:**  
Leon H. & Carrisa M. Martin