



(E. Lampeter Twp. / Strasburg Area)



PUBLIC AUCTION

3-BDRM 1-BATH 1.5 STORY BRICK HOME * .90-AC. LOT
34'x27' 3-BAY GARAGE w/LEAN-TO * BORDERS THE MILL CREEK!
THURSDAY, SEPT. 18, 2025 @ 6-PM



1,160 SQ. FT. 1.5-STORY BRICK HOME



3-BDRM 1-BATH HOME * .90-ACRE LOT

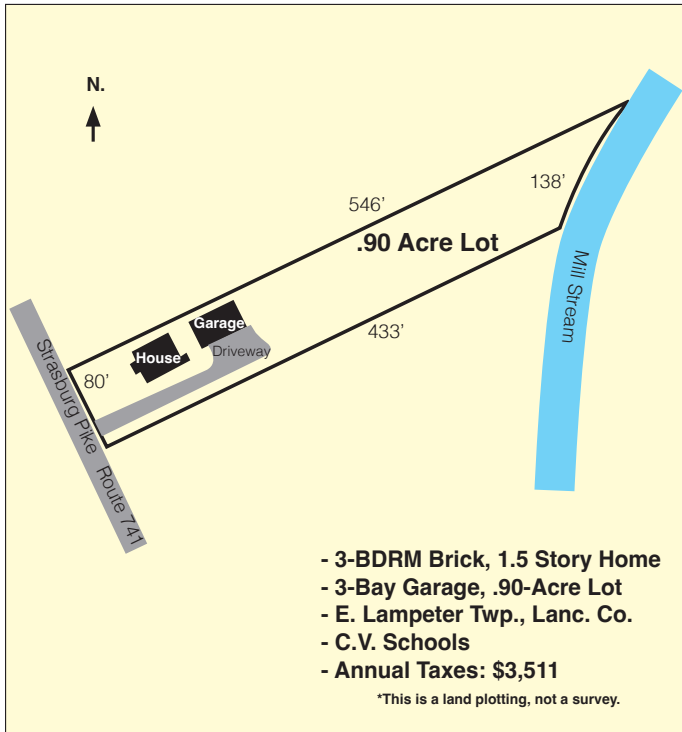


3-BAY GARAGE W/LEAN-TO STORAGE

Located at: 141 Strasburg Pike (Rt. 741) Lancaster, Pa. E. Lampeter Twp. CV Schools.

Directions: From Lancaster area Rt. 30/741 E. @ Turkey Hill take Strasburg Pk. S. 1-mile to property on left.

Real Estate: consists of a 1,160 sq. ft. 1.5-story brick home & 3-bay detached garage w/lean-to on a spacious .90-acre rural lot! Main floor features an 18.5'x14' living room w/HW floors & FP; 14'x12' eat-in style kitchen w/maple cabinetry & appliances; enclosed rear porch/laundry; full bath; BR #1) 15.5'x12' w/closet & HW floor; BR #2) 12.5'x9' w/HW floor & closet (current laundry hook-up); upper level BR #3) 13'x12.5' w/closets; cedar closet; 18'x14' attic or future 4th BR; unimproved basement 30'x21' open area; 12'x12' canning storage; 12'x8' utility room w/oil furnace HW heat & 2-275 gallon fuel tanks; Bilco egress door; on-site well & new septic system; annual taxes: \$3,511. **Outbuilding:** a 34'x27' 3-bay garage w/27'x10' lean-to storage; nicely landscaped perennial beds; PVC border fencing; back of lot borders the "Mill Stream" for kayaking, tubing, fishing or private picnic grove!



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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: Glick, Goodley, Deibler & Fanning LLP (717) 354-7700.

Note: Charming rural 1.5-story brick home; needs some cosmetic updates, inviting curb appeal w/PVC border fences, twin front dormers; large private backyard & Mill Stream border; desirable CV schools & low taxes

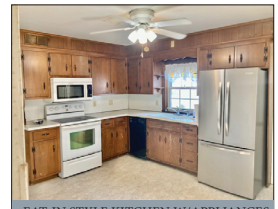
For Photos & Complete Listing Visit www.martinandrutt.com



NICELY LANDSCAPED



LIVING ROOM W/HW FLOORING



EAT-IN STYLE KITCHEN W/APPLIANCES



WOOD-BURNING STONE FIREPLACE

AUCTION BY: Martin & Rutt
Auctioneers, LLC AY2189-L
Michael J. Martin (717) 371-3333
John J. Rutt II (717) 587-8906
Cameron Rutt (717)-875-6032



AUCTION FOR:
Harry S. & Mary Jane Nissly