



(Brownstown/Farmersville Area)



# PUBLIC AUCTION

## 3-BDRM 2-BATH BI-LEVEL HOME \* .27-AC. LOT 1-CAR GARAGE \* SPACIOUS 1st FLOOR FAMILY ROOM TUESDAY, MARCH 31, 2026 @ 5:00 PM



PRIVATE REAR DECK & PATIO AREA



3-BDRM 2-BATH HOME \* .27-AC. LOT

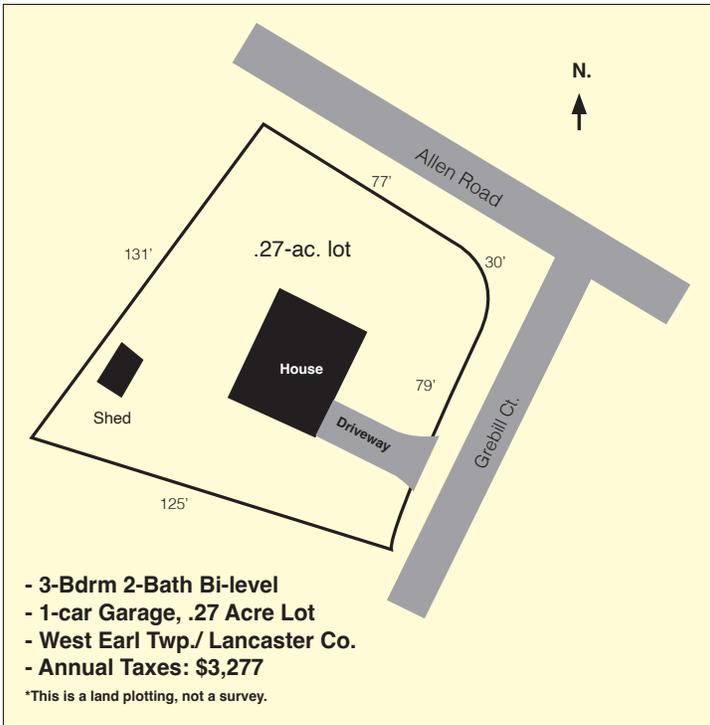


2,032 SQ. FT. (1986) BI-LEVEL HOME

Located at: 18 Grebill Ct. Brownstown, (Ephrata) Pa. 17508 W. Earl Twp. Lancaster Co.

**Directions:** From Rt. 772 in Brownstown take E. Main St. to left on Buchland Rd. to left on Allen Rd. to home @ Grebill Ct.

**Real Estate:** consists of a 2,032 sq. ft. (1986) 3-bedroom bi-level home w/1-car garage on a level .27-acre corner lot. Main floor features an open split foyer; a 10'x17' Oak cabinetry kitchen w/range, DW & fridge, open to dining area w/patio doors to private rear deck; 14.5'x14' living room w/bay window; BR #1) 10'x14' w/closet, Jack & Jill access to full bath; BR #2) 11'x10' w/closet; BR #3) 11'x10' w/closet; 17.5'x23' lower level family room w/ brick hearth for coal/wood stove aux. heat, patio doors to ground level patio; 10'x8' utility room/office; 8'x9' full bath/laundry combo, washer & dryer included; attached 12'x23' 1-car garage; electric heat; public water & sewer; annual taxes: \$3,277. **Outbuildings:** a 14'x12' utility shed; a 5'x7' garden shed; raised dog/pet hutches.



OAK CABINETRY KITCHEN



SPACIOUS DINING ROOM



FINISHED FAMILY ROOM



PET HUTCHES & UTILITY SHED

**Open House:** Sat. March 14 & 21 from 1-3 PM for info call/text auctioneer @ (717) 371-3333.

**Terms:** 10% down day of sale, balance in 60-days.  
**Attorney:** Lindsay M. Schoeneberger (717) 293-9293.

**Note:** Charming 3-bedroom 2-bath bi-level home located in a quiet residential community, ideally suited for first-time home buyer or valuable rental/investment property; nice level corner lot with wide paved driveway.

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



**AUCTION BY:** Martin & Rutt  
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**AUCTION FOR:**  
Vicky L. &  
(the late Thomas) Ruckert