



(Brownstown & West Earl Area)



HYBRID PUBLIC AUCTION

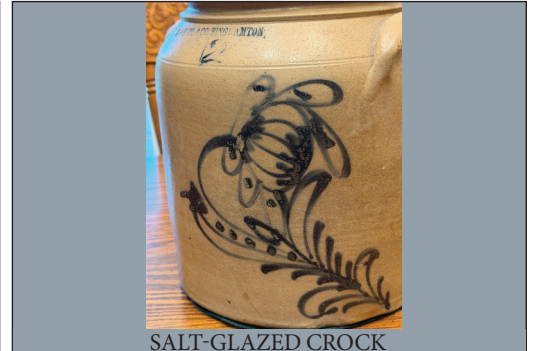
**3-BR & 2-FULL BATH BRICK RANCHER * LEVEL .35-ACRE
CLEAN * EAT-IN KITCHEN * COVERED BACK PORCH
PERSONAL PROPERTY & ANTIQUES * FURNITURE
SATURDAY OCT. 24, 2026 @ 9:00 AM * R.E. @ NOON**



CLEAN BRICK RANCHER



REAR COVERED PORCH



SALT-GLAZED CROCK

LOCATED AT: 206 Mellinger Circle, Ephrata Pa. * West Earl Twp.

DIRECTIONS: From Rt. 272 in Brownstown just north of "Schaum's Corner" turn onto N. Church St, to first left turn on W. Metzler Rd, to first right turn on Mellinger Cr. (Cul-De-Sac Street)

REAL ESTATE LISTING: A clean brick Rancher w/ attached 1-car garage on quiet street. House was built in 1974, has approx. 1,344 sq. ft.; finished basement; clean but needs updating. Main level has 19'x 13.3' eat-in kitchen w/ granite counter tops, L-shaped counter, nice oak cabinetry, S.S. appliances & patio doors to rear 14'x 12' covered deck; front 19.6'x 13.5' living room w/ HW flooring, large Bay window; spacious full bathroom w/ tub shower & tile work; 13.8'x 11.4' primary bedroom w/ step-in closet & private primary bathroom w/ stand-up shower; 15.5'x 10' BR #2 w/ HW flooring & closet; 11.9'x 11' BR #3 w/ HW flooring & closet; 27.1'x 12.9' 1-car garage. Basement has 23'x 12' older finished Rec. room; 8.5'x 6' office w/ closet; 14'x 11.5' laundry room w/ sink; 22.5'x 14.2' workshop w/ outside steps; 17.9'x 12.5' utility room. Desirable Elec. Heat Pump & central A/C; public water & sewer; updated windows; good roof; new soffit; good macadam; storage shed; sought-after West Earl Twp & Conestoga Valleys Schools; taxes approx. \$3,861.

OPEN HOUSE DATES: Saturdays Oct. 10 & 17, from 1-3 PM. Call/Text Auctioneer 717-587-8906

BRIEF TERMS: \$30,000 down payment the day of auction, balance in 45-days or before. This auction is being held under the terms provided by Attorney Tony Schimaneck 717-299-5251. This information has been provided as a courtesy to the buyer and is believed to be true/accurate, however the buyer is responsible to verify any/all written information.

PERSONAL PROPERTY: John Deere L-110 lawnmower with 17.5hp (nice); newer Stihl battery weed trimmer; Toro trim mower; Snapper LE-19 snowblower; cherry antique drop-leaf table; Linden Westminster mantle clock; (2) rock maple cabinets; brown lift chair & recliner; green chair & stool; chest of drawers & queen bed; mid-century console stereo; salt-glazed N. White Co. 2-gal. crock w/ beautiful blue decoration; (15+) Longaberger baskets & pottery; Aunt Jamima bank, Jay McVey print; Todd Ream Print; antique balance scales; oak table w/ 2 boards & 4 chairs; hen-on-nests; milk white glassware; misc. old crocks; Pyrex nesting bowl set; air fryer; old cookie jars; step stool; Frigidaire upright freezer; old tire ash trays; assor. glassware; misc. dolls; several M. Beck org. paintings; several handmade quilts; CI door stop; children's books; sailboat mirror; sewing items; drive walker; misc. vases; Hull pottery; carnival bowl by Imperial; tramp art magazine rack; misc. kitchen items; 12" Craftsman wood lathe; Craftsman joiner; band saw; hand tools; B&D hedge trimmer; ext. cords; gas cans; beach chairs; and much more unlisted.

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OFFERING 1% COMPENSATION TO REGISTERED AGENTS



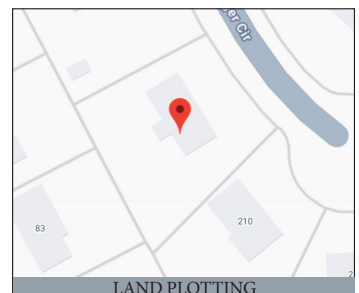
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JOHN DEERE MOWER



NICE ARTWORK



LAND PLOTTING

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AUCTION FOR:
ELAINE BECK ESTATE