

PUBLIC AUCTION

Mohnton Borough

2 ½ Sty 3 BR Semi-Detached House w/Fenced Back Yard
Friday, December 19, 2008 @ 4:00PM

54 West Wyomissing Ave., Mohnton, PA
Borough of Mohnton, Berks Co.

From intersection of Rt.625 & 568, take Rt.625 N. for 7/10 mile, turn left on Wyomissing Ave. for 3.1 miles to property on right. From Rt.222 in Shillington, take E. Wyomissing Ave. for 1.7 miles to property on left.

Investment Potential



Handyman Potential

Real Estate Consists of : 2 Story, 3Bedroom Semi-Detached Home w/1248 SF. 1st Floor has kitchen w/elec range, microwave, & refig; dining room w/exposed beams & 2 closets; living room; 12`x12` deck; & 12`x6` covered front porch. **2nd Floor** has 3 bedrooms & a full bath. **3rd Floor** has 20`x11` carpeted room. Full basement w/laundry hook-up. Gas hot water heat, public water and sewer.

***Note:** This semi-detached home is located in the heart of the scenic village of Mohnton and is near to all public services. Home has pine floors, new windows in LR, & newer electric service but will need other TLC and updating. Great handyman and investment potential. Zoned: Residential Taxes: \$1923*

Suggested opening bid only \$50,000.

Open House: Saturday, December 6th & 13th from 1-3 PM or anytime by appointment phone 610-286-5183.

Terms: 10% down day of sale; settlement within 45 days.



Merle Eberly 610 286-5183

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