

PUBLIC AUCTION

3 BR Ranch House/Cabin on 10.03 Acres w/Pavilion & Creek

Mifflin County

Saturday, October 17, 2015 at 1:00 PM

24 Bonanza Way, Milroy, PA 17063, Armagh Twp, Mifflin Co, Mifflin Co. School District

From Rt. 322, Take Tea Creek Rd to Church Ln for 1.4 mi, continue on Church Ln to Armagh 4.5 mi, take New Lancaster Valley Rd for 10 mi, right on Bonanza Way to property on right. (Follow signs to Reeds Gap State Park, then 1 mi beyond).



Eat-in Kitchen 13 x 16

Living Room 14 x 23

Bedroom 8 x 11

Master Bath 5 x 11

Dining Room 9 x 11

Bedroom 8 x 9

Master Bedrm 11 x 12

Full Bath

REAL ESTATE consists of an aluminum sided ranch house, pavilion, and storage shed situated on 10.03 wooded acres bordered by Honey Creek. This well maintained ranch home, currently used as a cabin, has been beautifully designed with exposed beams, laminate wood floors, a gorgeous brick wood burning fireplace, and comes fully furnished with upscale lodge furniture! The house features an Eat-in Kitchen w/ refrigerator, electric range, microwave, and pantry; Dining Room w/built-in hutch; Living Room w/brick wood burning fireplace; Hall w/washer & dryer; Master Bedroom w/double closets; Master Bath w/garden tub, shower, & linen closet; 2 more Bedrooms; & a Full Bath. The home also has an 11 x 16 covered Front Porch; a 12 x 52 rear screened porch; and a full Basement with outside exit. The home has oil hot air heat w/central air, on-site well & septic. The property also includes a 21 x 30 Pavilion situated on a 36 x 30 cement patio w/water, electric, stone fireplace, and a 6 x 7 hot tub; and a 14 x 17 storage shed.

Also included with the sale of this property: Entire household contents, shed contents, and pavilion contents, including furniture, appliance, picnic tables, grills, riding mower, etc.

Taxes: \$2,388 **Open House:** Saturday, September 26 & October 3 & 10 (1-3 pm) or anytime by apt. call 610-286-5183

Terms: 10% down day of sale; settlement within 45 days of sale **Terms By:** Raymond J. & Christina M. Bannon



Merle Eberly - 2417-L—Brian Oberholtzer

Alvin Horning - C.Ivan Stoltzfus CAI

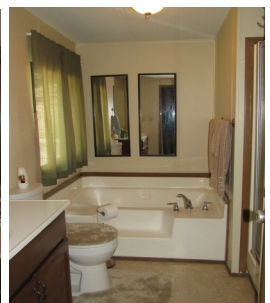
Realtors - Auctioneers - Appraisers

HorningFarmAgency.com

610-286-5183



Information is deemed correct but not guaranteed.



PO Box 251, Morgantown, PA 19543

610-286-5183

www.horningfarmagency.com

