

# PUBLIC AUCTION

1 1/2 Story Stone & Log Home on 5 Acres

**Douglassville Area**

**Saturday, November 24, 2012 at 11:00 AM**

351 Ben Franklin Hwy., Douglassville, PA 19518 Amity Twp, Berks Co, Daniel Boone Area School District

From traffic light at 422 & Monocacy Creek Rd, go west on 422 for 1.1 miles, turn right at orange mailbox (just past Econolodge).



**Secluded Log & Stone Home with 2,038 SF rich in character with wood, stone & stucco details.**

**Main Level:** Living Rm w/built-in bookshelves; Kitchen/Dining Rm w/refrigerator, DW, elec. range, microwave; Family Rm w/stone wood burning fireplace, built-in display cabinet; 2 Bedrms; Full Bath **Second Floor:** 2 Bedrms; Full Bath; Attic  
Oil hot water heat w/ window A/C. On site well and septic. Covered porch & 2 car garage.

*Note: This beautiful, secluded, 5 wooded acres of property is conveniently located to shopping, restaurants and more. A good, solid built house with lots of wood detail giving it a warm "lodge-like" feel. Needs some light cosmetic updating. This property would make an excellent get-away, live in, or a great investment opportunity! **Sellers relocated and are motivated to sell.***

**Zoned: HC Taxes: \$4,373**

**Open House: Saturday, November 10 & 17 (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:** Barbara E. Jacobs



Merle Eberly - 2417-L

Alvin Horning - C.Ivan Stoltzfus CAI

**HFA** **HORNING**  
**FARM AGENCY, INC.**  
REALTORS • AUCTIONEERS • APPRAISERS

610-286-5183

[www.horningfarmagency.com](http://www.horningfarmagency.com)





Living Room 21 x 13

Family Room 13 x 10

Upstairs Bedroom 12 x 13

Kitchen/Dining Room 12 x 23

2 Bedrooms 13 x 10

Upstairs Bedroom 12 x 9



Information is deemed to be correct, not guaranteed



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