



HESS
AUCTION GROUP

Public Auction

REAL ESTATE

AFFORDABLE WELL-LOCATED ELIZABETHTOWN HOME



Thursday, March 26, 2020 • 6PM

248 COLEBROOK RD.
ELIZABETHTOWN, PA 17022

This well-located Elizabethtown home sits just minutes from Rt. 230 & 283. The interior of this home is in need of some minor cosmetic improvements but boasts lots of potential and includes an eat-in kitchen, living room, contemporary family room, two bedrooms, and full bath. The second floor features a large bedroom with access to a balcony. The full finished basement hosts a family room with a fireplace. Additional amenities include a detached shop and pavilion in the backyard, a breezeway attaching a two-car garage, off street parking, and a well-maintained driveway.



AUCTIONEER'S NOTE: EXECUTOR SETTLING AN ESTATE AND INTEND TO SELL

Open Houses: Sat. March 14, 10am – 12pm
& Mon. March 16, 5pm – 6:30pm
Or Call For An Appointment

Auction for: Ruth Hoffman Estate
Attorney: Randall K. Miller

For information about financing call 717-664-5238

Real Estate Terms & Conditions: 10% down day of sale. Balance due at settlement on or before 45 days.
Announcements made on day of sale take precedence over advertised information.

JOHN M. HESS AUCTION SERVICE 717-664-5238 or 877-599-8894 HESSAUCTIONGROUP.COM
AY000253L



Type: 1.5 Story
Construction: Frame
Exterior: Siding, Vinyl
Roof: Asphalt
Garage: 2 Car
Square Footage: 1,191sq. ft.
Lot Size: 0.42 Acres
Year Built: 1952

Heating/Cooling: Oil Hot Water & Central Air
Flooring: Carpet, Hardwood, Vinyl
Water/Sewer: Public, Conditioning System
Zoning: Medium Residential
Taxes: approx. \$3,100
School District: Elizabethtown SD
Township: West Donegal Township

First Floor:

Kitchen: 8' x 15'6", Vinyl, Propane Stove
Dining Room: 8' x 5'11", Vinyl
Living Room: 11'3" x 16', Carpet
Family Room: 21'10" x 12'2", Carpet, Vaulted Ceiling with Wood Beams, Patio Door
Bedroom 1: 11'4" x 10', Carpet
Bedroom 2: 11' 3" x 10'8", Carpet
Bath: 7'7" x 6'7", Tub/Shower Combination, Vinyl, Tile walls

Second Floor:

Bedroom/Playroom: 31'5" x 8'5", Carpet/Wood, Exterior door to balcony, Electric Baseboard

Lower Level:

Finished Family Room: 15 x 23, Stone wood burning Fireplace, Carpet
Laundry Area, Propane Dryer

Exterior:

Covered Front Porch
Covered Breezeway
Pavilion
Storage Shed/Workshop, with electric
All Measurements are Approximate



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