



HESS
AUCTION GROUP

Public Auction
REAL ESTATE

3 BEDROOM EAST HEMPFIELD TOWNSHIP HOME



Thurs. September 10, 2020 • 6PM

**1709 LINWOOD AVE.
LANCASTER, PA 17603**

This charming 3-bedroom home sits in a nice neighborhood just off of Route 462. **The first floor** features an eat in kitchen with entrance to back patio and yard, dining room with hardwood floors, family room with fireplace, 3 season sun porch and powder room. **The second-floor** hosts 3 bedrooms with closets and hardwood floors, full bath, and linen closet. **The lower level** is unfinished and accommodates washer and dryer hookups, the oil hot water heat, and water softener. **Additional amenities** include an attached 1 car garage, stone patio and English flower garden.

AUCTIONEER'S NOTE:

**By Appointment: Sat. Aug. 29, 10am – 12pm
& Mon. Aug. 31, 5pm – 6:30pm**
Limit 2 People. Masks Mandatory.

Auction for: Lynn Marzolf Est.
Attorney: Jeff Goss

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: 2-Story
Construction: Frame
Exterior: Siding
Garage: Attached 1-Car
Square Footage: 1,358sq. ft.
Lot Size: 0.16 Acres
Year Built: 1940
Heating/Cooling: Oil Fueled Forced Air Furnace, Wall Air

Conditioners
Flooring: hardwood,
Water/Sewer: Public
Taxes: Approx. \$3,000
Zoning: Low Density Residential
School District: Hempfield SD
Township: East Hempfield Township



LENDERS

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