



HESS
AUCTION GROUP

Public Auction
REAL ESTATE

HEMPFIELD 3 BEDROOM BRICK RANCH HOME



Tues. November 9, 2021 • 5:30PM

**954 NISSLEY RD.
LANCASTER, PA 17601**

This well-kept brick ranch home sits on a gorgeous, oasis-like lot, filled with a variety of plants and shaded by mature trees. **The main floor of the home** features a kitchen with dining area, living room, 3 bedrooms, full bath and a sunroom, adjacent to the kitchen. **The finished basement** hosts a family room, potential 4th bedroom/office, laundry room, powder room and mechanical room. **Additional amenities** include an attached 1-car garage, storage shed, and nice, quiet backyard.

**Open Houses: Sat. Oct. 30, 10am – 12pm
& Mon. Nov. 1, 5pm – 6:30pm**
Or Call For An Appointment

Auction for: Daniel L. & Diane L. Fisher
Attorney: Young & Young

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: Ranch
Construction: Frame
Exterior: Brick, Aluminum
Roof: Asphalt
Garage: Attached, Lower Level, 1-Car, Door Openers
Square Footage: 1,188sq. ft.
Lot Size: 0.41 acres
Year Built: 1966
Heating/Cooling: Electric Baseboard, Window AC

Flooring: Hardwood, Vinyl
Electric: 200amp
Water/Sewer: Public, Water Conditioning System, Electric Water Heater
Zoning: Low Density Residential
Taxes: \$3,367 (2019)
School District: Hempfield SD
Township: East Hempfield Twp.

First Level

Living Room: 13'3" x 17'3", Bay Window, Closet, Slate Entrance, Hardwood

Kitchen/Eat-in Area: 17'3" x 11'5", Disposal, Dishwasher, Microwave, Door to Sunroom, Closet, Pantry Cabinet, Peninsula, Chair Rail, Vinyl

Sunroom: 110'5" x 14'5", Patio Door to Deck, Electric Fireplace, Carpet

Bedroom 1: 9'11" x 10'2", Closet, Ceiling Fan, Hardwood

Bedroom 2: 11'11" x 10'11", Closet, Ceiling Fan, Hardwood

Bedroom 3: 13'9" x 10'11", His and Hers Closets, Hardwood

Bath: 11'4" x 6'1", Double Bowl Vanity, Tub/Shower Combination, Linen, Vinyl

Lower Level:

Family Room: 15'6" x 21'9", Patio Door, Wood Burning Fireplace with Raised Hearth and Brick Surround, Vinyl

Laundry: 5'9" x 7'2", Laundry Tub, Vinyl

Half Bath: 3'7" x 5'9", Vinyl

Office: 9'3" x 7'7", Built in Desk/Bookshelves, Oversized Closet, Vinyl

Storage: 9'3" x 11'5", Closet

Exterior

Concrete and Paver Patio

Wood Deck

Storage Shed

All Measurements are Approximate



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