



HESS
AUCTION GROUP

Public Auction

REAL ESTATE
PERSONAL PROPERTY

3 BEDROOM BRICK RANCH HOME W/ EXTRA GARAGE/SHOP



Saturday, July 10, 2021

LIVE Personal Property 9AM • 12PM Real Estate

513 FAIRVIEW RD.

MANHEIM, PA 17545

This 3-bedroom brick ranch home is surrounded by Lancaster County farmland and is just minutes off Rt. 283. The main floor of the home features a living room with fireplace, dining area, kitchen, 3 bedrooms and 2 full baths. The basement is unfinished but hosts a fireplace and is currently being used as an extra living area. Additional amenities include hardwood floors throughout, new windows, an attached 2-car garage and additional detached garage/shop with 50amp service, fenced-in backyard with gazebo and amazing views of the country side, new roof installed 2018 with waterproofing.

Auction for: Keith & Jennifer Marcus
Attorney: J. Elvin Kraybill

***SEE REVERSE SIDE
FOR MORE PICTURES***

**Open House: Sat. June 26, 10am-12pm
& Mon. June 28, 5pm-6:30pm
Or Call For An Appointment**

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, Vinyl
Roof: Asphalt, New 2018
Garage: Attached 2-Car garage
Square Footage: 1,388sq. ft.
Lot Size: 0.56 acres
Year Built: 1967

Heating/Cooling: Propane Forced Air-Tank, 1000 gal
Central AC, Whole House Fan
Flooring: Hardwood, Vinyl
Water/Sewer: On-Site, New Water Heater/Water Softener.
Zoning: Agricultural
Taxes: \$3,478.60
School District: Manheim Central SD
Township: Rapho Township

First Level

Living Room: 20'5" x 12'11", Wood Fireplace with Stone Surround, Hardwood

Kitchen: 9'5" x 12'11", Peninsula, Dishwasher, Disposal, Vinyl

Dining Area: 10'11" x 9'6", Pantry, Vinyl

Mudroom: 7'9" x 8'11", Closet, Exterior Entrance, Patio Door, Vinyl

Laundry: 8'8" x 6'1", Laundry Tub, Vinyl

Partial Bath: 3'8" x 6'1", Tile Shower with Glass Door, Toilet, Vinyl

Bedroom 1: 9'6" x 12', Closet, Ceiling Fan, Hardwood

Bedroom 2: 14'2" x 10'6", Closet, Hardwood

Bedroom 3: 10'11" x 10'6", Closet, Hardwood

Bath: 9'6" x 7'6", Tub/Shower Combination with Glass Door, Linen, Vinyl

Lower Level:

Unfinished, Wood Burning Fireplace with Brick Surround, Coal Stove

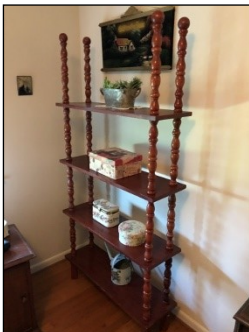
Exterior:

Fenced Back Yard

Gazebo

Detached 1 Car Garage

All Measurements are Approximate



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