



HESS
AUCTION GROUP

Public Auction
REAL ESTATE

WELL-LOCATED 4 BEDROOM LANCASTER HOME



Wed. April 21, 2021 • 6PM

**915 SHREINER AVE.
LANCASTER, PA 17603**

This well-located 4-bedroom Lancaster (Manheim Township) home is nestled on a nice lot just off of Harrisburg Pike with easy access to local restaurants, shopping, and Downtown Lancaster City. **The interior of the home** features an open concept living room/dining room, kitchen, breakfast nook or office space, 2 bedrooms with walk-in closets, a full bath, and closet laundry all on the first floor. **The second floor** includes 2 additional bedrooms with walk-in closets and bath. **Additional amenities** include attached 1-car garage, covered front porch, and partially fenced, maturely shaded backyard.

Auction for: Sandra Evans Merritt
Attorney: Ann Martin (Gibbel, Kraybill, Hess)

**Open Houses: Sat. April 10, 10am – 12pm
& Mon. April 12, 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: Cape Cod
Construction: Frame
Exterior: Stucco, Stone
Roof: Shingle
Garage: Attached 1-Car Garage
Square Footage: 1,797sq. ft.
Lot Size: 0.31 acres
Year Built: 2011

Heating/Cooling: Electric Heat Pump
Flooring: Hardwood, Carpet, Tile, Vinyl
Water/Sewer: Public, Water Conditioning System
Electric: 200amp
Zoning: Residential
Taxes: Approx. \$4,782 (2019)
School District: Manheim Twp. SD
Township: Manheim Twp.

First Floor

Living/Dining Room: 20'7" x 11'10", Bay Window Seating Area, French Doors to Concrete Patio, Hardwood, Carpet

Kitchen: 8'1" x 12'10", Dishwasher, Vinyl

Office: 5'10" x 6', Crown Molding, Hardwood

Bedroom 1: 12'2" x 12'3", Walk-in Closet, Hardwood, Carpet

Bedroom 2: 11'11" x 11'11", Walk-in Closet, Hardwood, Carpet

Bath: Tub/Shower Combination, Tile

Foyer with Closets

Laundry Closet and Pantry of Hall

Second Floor

Bedroom 3: 15'5" x 21'3", Ceiling Fan, Walk-in Closet, Hardwood, Carpet

Bedroom 4: 12'2" x 9'8", Closet, Carpet

Bath: 5'1" x 5'8", Shower, Tile

Exterior:

Covered Front Porch

Back Yard with Fenced Area

All Measurements are Approximate

LENDERS

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