



**HESS**  
AUCTION GROUP

**Public Auction**  
REAL ESTATE

# 3 BEDROOM PENN MANOR RANCH STYLE HOME

**Thurs. February 24, 2022 • 5PM**

**116 STONEYCK DR.  
LANCASTER, PA 17603**

**T**his 3-bedroom Penn Manor ranch style home sits on a large lot in a nice neighborhood, with easy access to Route 999. **The interior of the home** features a living room, dining room, kitchen with access to the three-season sunroom, 3 bedrooms, and full bath all on the main level. **The lower level** hosts a family room with rough-in for kitchenette and garage access, and bath/laundry room with laundry tub and shower. **Additional amenities** include a large, detached storage shed and garden shed, and 2-car garage (basement level).

**AUCTIONEER'S NOTE: SETTLING AN ESTATE**

**Open Houses:** Sat. Feb. 12, 10am – 12pm  
Sat. Feb. 19, 10am – 12pm  
Or Call For An Appointment



Auction for: Richard Dombach Estate  
Attorney: John H. May of May, Herr & Grosh, LLP

\*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-Story Ranch  
**Construction:** Frame  
**Exterior:** Brick, Vinyl Siding  
**Roof:** Asphalt  
**Garage:** Attached 2-Car (basement level), Door Openers  
**Square Footage:** 1,288sq. ft.  
**Lot Size:** 0.71 Acres  
**Year Built:** 1984  
**Heating/Cooling:** Electric Heat Pump Forced Air, Central Air

**Flooring:** Carpet, Vinyl  
**Electric:** 200amp  
**Water/Sewer:** Private, Water Conditioning System with UV Light, Electric Hot Water Heater  
**Zoning:** Low Density Residential  
**Taxes:** approx. \$4,360  
**School District:** Penn Manor  
**Township:** Manor Township

## **First Level**

**Living Room:** 18'8" x 16'9", Closet, Tile Entrance, Ceiling Fan, In Wall Propane Heater, Carpet

**Dining Room:** 10'5" x 9'9", Carpet

**Kitchen:** 13'2" x 9'4", Microwave, Door to Sunroom, Chair Rail, Vinyl

**Three Season Room:** 15'1" x 11'5", Patio Door, Ceiling Fan, Carpet

**Bedroom 1:** 10'7" x 10', Closet, Carpet

**Bedroom 2:** 8'5" x 12', Closet, Carpet

**Bedroom 3:** 12'11" x 12', Closet, Carpet

**Bath:** 9'4" x 7'9", Shower with Glass Door, Linen, Vinyl

## **Lower Level:**

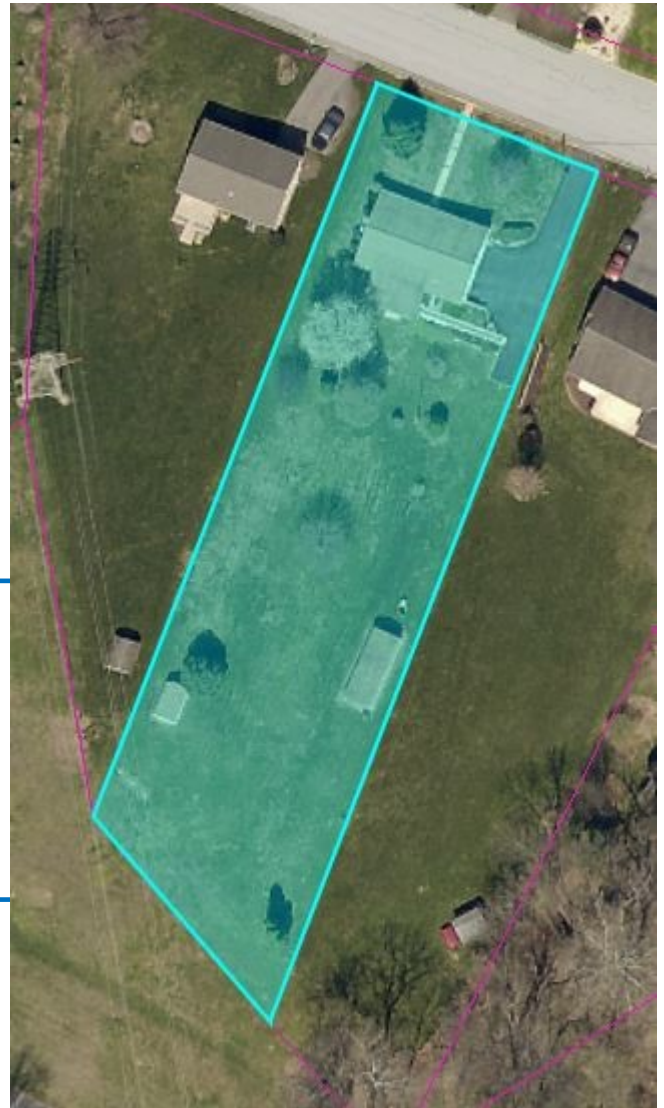
**Family Room:** 25'7" x 18'1", Barn Wood Wainscoting, Chair Rail, Rough-in for Kitchenette, Propane Heater, Garage Access, Carpet

**Laundry/Bath:** 6'4" x 8'10", Laundry Hook-up and Tub, Shower with Glass Door, Vinyl

## **Exterior:**

**2 Storage Sheds**

**\*All Measurements are Approximate\***



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