



HESS
AUCTION GROUP

Public Auction
REAL ESTATE

WELL-MAINTAINED 4 BEDROOM HOME ON 6.7 ACRE LOT



Thurs. August 11, 2022 • 6PM

**228 EDEN RD.
QUARRYVILLE, PA 17566**

This well-maintained, gorgeous 4-bedroom home is nestled on a wooded, 6.7-acre lot. The interior of the home features a parlor, family room with large brick fireplace, custom David T. Smith kitchen with small island, formal dining room, 4 bedrooms including a first and second floor master, 3 and a half bathrooms, finished bonus room above the garage, currently used as a den, and a climate-controlled walk-up attic that is currently unfinished. **Additional amenities** include an attached 2 car garage, covered side porch, fenced-in area and detached storage shed.

AUCTIONEER'S NOTE: A MUST-SEE PROPERTY!

Auction for: Jane Johnson
Attorney: Jeff Goss

SHOWN BY 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: 2-Story
Construction: Frame
Exterior: James Hardie Cement Siding
Roof: Composition Shingle
Garage: Attached 2-Car with Wood Siding
Square Footage: 2,936sq. ft.
Lot Size: 6.7 acres
Year Built: 2019

Heating/Cooling: Electric Warmed & Cooled Air
Water/Sewer: On-Site
Zoning: Conservation
Taxes: Approx. \$6,379
School District: Solanco SD
Township: Eden Township

First Floor

Entry: 6'2 x 10'4, hardwood, access to basement
1st Bedroom: 14'9 x 13'9, hardwood
Full Bath (access from BR): 10'7 x 7'6, tile, closet
Parlor: 15'2 x 14'2, hardwood
Family Room: 16'3 x 19'7, hardwood, fireplace
Dining Room: 16'5 x 12'9, hardwood
Eat in Kitchen: 13'9 x 13'9, brick floor, pantry, integrated appliances, soap stone and tiger maple counter tops, access to screened in porch
Screened in porch: 15'8 x 19'8, concrete floors
Mudroom: 13'9 x 5'4, brick floors, washer and dryer hook up

Second Floor

Master Bedroom: 19'2 x 15'3, hardwood, closet
Master Bathroom: 8 x 6'8, 2 linen closets, tile
Full Bathroom: 7'4 x 5'6, 2 linen closets, tile
Guest Bedroom: 15 x 12'3, hardwood, closet
Bedroom/Craft room: 11'4 x 12'2, hardwood, closet

Basement

Unfinished, concrete floors
Laundry area

Bonus Room/Office (above garage)

25'1 x 15, carpet

Powder Room in Garage

7'8 x 3'8, Luxury Vinyl Plank



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