



HESS
AUCTION GROUP

Public Auction
REAL ESTATE
PERSONAL PROPERTY

WELL-MAINTAINED MANHEIM 4-UNIT



Tues. May 9, 2023 • 6PM Real Estate

**114 S. GRANT ST.
MANHEIM, PA 17545**

This well-maintained Manheim 4-unit investment property boasts two structures, each with two units, and offers easy access to Routes 72 & 772. **The property includes** three, 1-bedrooms units which include a full bath, kitchen, and living room. **There is also** one, 2-bedroom units which includes 2 full baths, living room, dining room, and laundry. **Additional amenities** include a 4-car garage, car port, and rear parking lot.

Auction for: Mary E. Lane
Attorney: JD Young

**Open House: Sat. April 29, 10am-12pm
& Mon. May 1, 5-6:30pm
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: Multi-Unit
Construction: Frame
Exterior: Brick, Siding
Roof: Composition Shingle
Garage: 4-Car Garage & Car Port
Square Footage: 2,943 (Main House Total), 1,012 (Apt. 3,4 Total)
Lot Size: 0.26
Year Built: 1890

Heating/Cooling: Natural Gas Hot Water / Electric
Water/Sewer: Public
Zoning: Residential
Taxes: approx. \$7,731.12
School District: Manheim Central
Township: Manheim Borough

Main House

1st Floor

Kitchen: 13'7 x 12'9, linoleum, original brick exterior wall

Dining Room: 12'5 x 14'5 chair rail, hardwood

Living Room: 13'7 x 24'1, hardwood

Family Room: 19'7 x 20'5 fireplace, carpet

Full Bath: 8'2 x 10'3 linoleum, closet

Laundry: 7'9 x 6'8 linoleum

Second Floor

Upstairs Loft/Bedroom 1: 28'2 x 11'2, carpet

Bedroom 2: 24 x 11'8 carpet with attached full bath 6'9 x 5'1 carpet

Basement

unfinished stone foundation

Apt 2 - Main House

Kitchen: 9'6 x 13'4

Living Room: 13'2 x 9'6 carpet

Full Bath: 13'6 x 3'2 linoleum, tub/shower combo

Bedroom: 11'6 x 21'9 carpet, closet

Apt 3 #115 - Above Detached Garage

Kitchen/LR Combo: 22'4 x 9'6

Bedroom: 10'6 x 10'8, carpet, closet

Full Bath: 7'3 x 4'9

Apt 4 - Above Detached Garage

Kitchen/LR Combo: 22'4 x 9'6

Bedroom: 10'6 x 10'8, carpet, closet

Full Bath: 7'3 x 4'9



LENDERS

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