



HESS
AUCTION GROUP

Public Auction

REAL ESTATE

3 BEDROOM LITITZ TOWNHOUSE - END UNIT



Thurs. May 18, 2023 • 6PM

**382 CROSSWINDS DR.
LITITZ, PA 17543**

This 3-bedroom Lititz end unit townhouse sits on a quiet street in a nice neighborhood with easy access to Route 501. **The first floor** of the home features a family room, eat-in kitchen, and laundry/powder room. **The second floor** hosts 3 bedrooms and a full bathroom. **The basement** is unfinished and offers access to an exterior concrete patio. **Additional amenities** include an attached 1-car garage and wooded view behind the home.

**Open Houses: Sat. May 6, 10am-12pm
& Mon. May 8, 5-6:30pm
Or Call For An Appointment**

Auction for: Rebecca L. Trout Est.
Attorney: Barbara Dillion

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: Townhouse –End Unit
Construction: Frame
Exterior: Vinyl Siding, Brick
Roof: Composition Shingle
Garage: Attached 1-Car Garage
Square Footage: 1,368sq. ft.
Lot Size: 0.11 acres
Year Built: 1996

Heating/Cooling: Natural Gas Warmed & Cooled Air
Water/Sewer: Public
Zoning: Residential
Taxes: \$3,134
School District: Warwick SD
Township: Warwick Twp

First Floor

Kitchen/Dining, 23'x11'7, closet, vinyl and carpet

Family Room, 18'4x17'5, carpet

Laundry/Powder Room, 8'4x5'1

Second Floor

Bedroom #1, 9'9x14'7, closet, carpet

Bedroom #2, 10'3x8'4, closet, carpet

Bedroom #3, 11'8x8'5, closet, carpet

Full Bathroom, 10'1 x 7'6

Basement

Unfinished, access to concrete patio slab

*** All Measurements Approximate***



LENDERS

Chris Karshin
Fulton Bank
717-682-0693
CKarshin@fultonmortgag
ecompany.com

Dwight Rohrer
Bank of Bird-In-Hand
717-572-1492
drohrer@bihbank.com

Megan Livengood
Bank of Bird-In-Hand
717-929-2208
mliven-
good@bihbank.com

Marvin Charles
Farm Credit
717-368-7387
mcharles@horizonfc.com

Dale Hershey
Univest
717-519-7077
hersheyd@univest.net

Jason R. Landis
First Citizens Community
Bank
717-575-7435
jrlandis@myfccb.com

This fact sheet is provided as a courtesy. Information included is believed to be accurate & has been provided to us by the consignor. John M. Hess Auction Service is not responsible for any clerical errors or misrepresentations by consignor in above printed materials. The purchaser is responsible to research and verify any and all information regarding this property.