



HESS
AUCTION GROUP

Public Auction

REAL ESTATE

3 BEDROOM BRICK RANCH HOME & SEPARATE VACANT LOT



Tues. June 13, 2023 • 6PM

**213 E. PENN GRANT RD.
WILLOW STREET, PA 17584**

This three-bedroom brick ranch home sits on a nice lot with easy access to Route 272 and 222. The main floor of the home features a living room with brick-surround fireplace, kitchen, dining area, 3 bedrooms and a full bathroom. The basement is unfinished and offers laundry hook-up, sink and washtub. Additional amenities include attached 2-car garage with toilet closet.

Adjacent to 213 E. Penn Grant Rd. is a vacant .6 acre, residential lot to be sold separately. Parcel address is 210 Laneview Dr.

**Open Houses: Sat. June 3, 10am-12pm
& Mon. June 5, 5-6:30pm
Or Call For An Appointment**

Auction for: Patricia Shenk Est.
Attorney: Nichole M. Baer

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



Parcel 1: 213 E. Penn Grant Rd.

Type: Ranch
Construction: Masonry
Exterior: Brick
Roof: Composition Shingle
Garage: Attached 2-Car Garage
Square Footage: 1,239sq. ft.
Lot Size: 0.8 Acres

Year Built: 1952
Heating/Cooling: Fuel Oil Heat w/ Summer & Winter Hookup
Electric: 200amp
Water/Sewer: Well / Public Sewer
Zoning: Residential
Taxes: \$4,328
School District: Lampeter-Strasburg SD
Township: West Lampeter Twp

Parcel 2: 210 Laneview Dr.

Lot Size: 0.6 Acres
Zoning: Residential
Taxes: \$1,364
School District: Lampeter-Strasburg SD
Township: West Lampeter Twp

Main Floor:

Living Room: 12' 11" x 20' 11", fireplace with brick surround
Kitchen: 9' x 11' 5"
Dining Area: 9' 3" x 10' 11", door to exterior
Bedroom 1: 10' 1" x 11' 6", wood paneled walls
Bedroom 2: 11' 6" x 13'
Bedroom 3: 11' 5" x 12'
Bathroom: 5' 3" x 7' 11"
2-Car Garage: 19' 7" x 25' 3"

All Measurements Approximate



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