

COUNTRY 4 BEDROOM SOUTHERN LANCASTER FARMETTE

Sat. November 18, 2023

**9am Personal Property
12pm Real Estate**

**379 NOTTINGHAM RD.
QUARRYVILLE, PA 17566**



This southern Lancaster County farmette boasts a private 4-bedroom home nestled on 7.37 acres. A majority of the lot is wooded, zoned Village Commercial and there is potential for subdivision. The main floor of the home features a living room, spacious eat-in kitchen, large dining room, family room, bedroom, powder room and laundry. The second floor hosts 3 bedrooms, 2 bathrooms, and access to the attic via pull-down stairs. The basement offers a 1-car garage with oversized workshop and large finished room adjacent to the garage with outside entrance. Additional amenities include a screened-in porch, and easy access to Routes 222 and 1.

**Open Houses: Sat. Nov. 4, 10am-12pm
& Sat. Nov. 11, 10am-12pm
Or Call For An Appointment**



FEATURES

 **7.37 ACRES**

 **POTENTIAL SUBDIVISION**

 **LARGE WORKSHOP**



Auction for: Wayne Co Estate
Attorney:

 717-664-5238 or 877-599-8894

 www.hessauctiongroup.com

 contact@hessauctiongroup.com

Type: 2-Story
Construction: Frame
Exterior: Vinyl Siding, Stone
Roof: Composition Shingle
Garage: Attached 1-car garage w/ workshop
Square Footage: 2,296sq. ft.
Lot Size: 7.37 acres
Year Built: 1950

Heating/Cooling: Electric Baseboard Heat, Window Units
Water/Sewer: Private
Zoning: Village Commercial
Taxes:\$4294
School District: Solanco SD
Township: Little Britain Twp.



Personal Property

SHOP EQUIPMENT: Anvil, Cutting torch with cart, lrg upright air compressor, sm portable sand blaster, Lencospot Mark II portable welder, Airco dip stick portable welder, 3 hydraulic floor jacks, selection of Jack stands, cyclone large parts sand blaster, rolling tools box, vintage pedestal tool buffer, transmission stand, North Star 3500 psi portable pressure washer, pedestal grinder

Mower, trailer: Cub Cadet 1872 HYDRO riding mower, 48' storage trailer (no title)

Woodworking equipment: Craftsman 12" band saw, router table, belt/ disc sander, Rockwell 12" planer, DeWalt 10" portable table saw, 6" jointer, Penn State dust collection system, wood lathe

Tools: Wood turning tools, air nailers, wood clamps, quick-grip clamps, large grouping of hand tools, delta sander, power tools including drills, routers, sanders, shop vac, chop saw

Antiques: Runner sled, stelber original tricycle, wooden barrel, milk can, cast iron kettles, country store counter (as found), cash register

Miscellaneous: Fishing tackle boxes, car ramps, floor fans, chilton repair manuals, little giant ladders, live animal traps, propane grill tanks, electric motors, lots of hardware, hydraulic bottle jacks, mechanics creepers, pipe wrenches, lots of hand tools, hardware organizers, socket sets, air tools, paint sprayers, fishing rods, chain link dog cage

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.

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