

## 3.73 ACRE INDUSTRIALLY ZONED PROPERTY

**Friday, March 1, 2024**  
**9am Equipment/Inventory**  
**11am Real Estate**

**88 E. INDUSTRIAL DR.**  
**MIFFLINTOWN, PA 17059**



**SHOWN BY APPOINTMENT**



**T**his outstanding property is located in The Juniata County Industrial Park just seconds from route 22/322. The property is currently utilized to house a significant regional trucking company and body shop and features 2 commercial buildings, large parking area and additional storage building. **Building one is approximately 6,500 square feet** has been improved to accommodate large truck shop with mechanics pit, parts room, truck and trailer drive-through, 3 overhead doors, bathroom with laundry and two offices on the main level. The second level of building one hosts the main office area with a bathroom. **Building two is approximately 6,200 square feet** and currently serves as a body shop and small vehicle mechanics garage, hosting 9 large overhead doors, and office area with bathroom. **Both buildings** are heated and could serve many purposes.

**See Back For Equipment  
& Inventory Listing!**

**JUST ADDED:** 1998 Kenworth W900 w/ Wrecker Attachment, Case 58L Backhoe 4wd w/ Extend-A-Hoe, CAT963 Trackloader, 2019 14' PJ Trailer, 2016 Benson Curtainside Trailer, 1974 General Lowboy, 2014 Curmate Enclosed Trailer

### FEATURES



**EXTREMELY WELL-LOCATED**




**COMPLETE LIQUIDATION**



Auction for: Baum Transport  
Attorney: Donis Zagurskie, Johnston & Zagurskie

**LEAD AUCTIONEER: John M. Hess**

 717-664-5238 or 877-599-8894

 [www.hessauctiongroup.com](http://www.hessauctiongroup.com)

 [contact@hessauctiongroup.com](mailto:contact@hessauctiongroup.com)

JOHN M. HESS AUCTION SERVICE, INC.

AY000253L

**Lot Size:** 3.73 acres

**Heating/Cooling:** Building 1: Oil Heat, Electric Heat.  
Building 2: Propane Heat

**Water/Sewer:** Public

**Zoning:** Industrial

**Taxes:** \$4,243.37

**School District:** Juniata County School District

**Township:** Fermanagh Twp.



### COMPLETE LIQUIDATION OF BAUM TRANSPORT SELLING WITH 2 AUCTIONEERS & ONLINE ONLY RING!

**Trucks:** 2004 Dodge 3500 Service Truck, 2015 Peterbilt 579 Tandem Axle Sleeper Cab Truck, 2014 Kenworth T660 Truck, 2013 Kenworth T660, 2014 Kenworth T660 Tandem Axle Sleeper Cab Truck, 2013 Kenworth T660 Tandem Axle Studio Sleeper Cab Truck, 2007 International 9400I SBA Double Sleeper Cab Truck, 2005 Kenworth W900 Double Sleeper Cab Truck, 2005 Peterbilt Sleeper Cab Truck, 1995 Peterbilt Sleeper Cab Truck, 1988 Peterbilt Day Cab Truck. **Non-Runners:** 2015 Kenworth T660 Tandem Axle Double Sleeper Cab Truck, 2005 Peterbilt Single Sleeper Cab Truck, 2004 Peterbilt 3709X Sleeper Cab Truck, 2002 Kenworth W900 Truck

**Trailers:** 40+ Dry Van and Flatbed Trailers ranging including years 2019-1985 Great Dane, Wabash, Utility, Fruehauf, Trailmobile, and Benson.

**Equipment:** Hyster H150H Forklift, Komatsu FG25T Forklift

**Other:** Van Norman Rotary Surface Grinder, BendPak Car Lift, EZ-Liner Frame Machine, COL-MET 26'x14' Paint Booth, Dedoes Paint Mixing Machine, Large Selection of NEW Parts, Tires, and Rims. Welders including Snap-On MM250SL Mig Welder, Ingersoll-Rand 230V Air Compressor, C15 Caterpillar ACERT Engine, Paccar MX13 Engine Block, C15 Caterpillar ACERT Engine, 6NZ Caterpillar Engine

**Tools:** Wrenches, Sockets, Welders, Jacks, Air Compressors, Torch Sets, Grinders, etc.

**Office Furniture & Miscellaneous:** File Cabinets, Chairs, Refrigerators, Shelving, Hardware Organizers, Floor Jacks, Fuel Tanks, Oil and Fuel Filters, Brake Parts, Transmission Parts, AC Parts, Ratchet Straps, Oil Tanks, Bolt Bins, Hot Water Pressure Washer, and Lots of Miscellaneous Hardware, Dumpster, Hoppers, Steel I-Beams, Lots of Scrap Metal, etc.

*\*Listing will continue being updated\**

**\*For information about financing call 717-664-5238\***

**BUYER'S PREMIUM: 10% ON-SITE, 15% ONLINE**

**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.

### LENDERS

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