

4 BEDROOM MOUNT JOY HOME

Mon. June 17, 2024 • 6pm

118 COLUMBIA AVE.
MOUNT JOY, PA 17552

This 4-bedroom Mount Joy home is nestled on a quiet road, within walking distance to local shops, restaurants and the Mount Joy Amtrak Train Station. **The main floor of the home** features a living room, large eat-in kitchen, dining room and family room. **The second floor** hosts 4 bedrooms, a full bathroom, and access to the unfinished attic. **The basement** is unfinished and houses the mechanicals. **Additional amenities** include a large backyard, storage shed, and easy access to Routes 230 and 283.

This is a great opportunity for first-time home buyers and investors!



**Open Houses: Sat. June 8, 1pm-3pm
& Tues. June 11, 5pm-6:30pm
Or Call For An Appointment**

FEATURES



GREAT OPPORTUNITY!



CONVENIENT LOCATION



LARGE BACKYARD

Auction for: Ruth Frey Estate
Attorney: Scott Albert

LEAD AUCTIONEER: Phil Nissley



 717-664-5238 or 877-599-8894

 www.hessauctiongroup.com

 contact@hessauctiongroup.com

Type: Two-Story
Construction: Frame
Exterior: Metal Siding
Roof: Composition Shingle
Square Footage: 1,706sq. ft.
Lot Size: 0.17 acres
Year Built: 1903
Heating/Cooling: Fuel Oil Heat, Window AC Units

Water/Sewer: Public
Zoning: Medium Density Residential
Taxes:\$3,386
School District: Donegal SD
Township: Mount Joy Borough

First Floor

Kitchen, 11'3 x 12'1, walk in pantry, washer in Kitchen
Dining Room, 12'2 x 15'2, wood floors, tall ceilings
Living Room, 15'3 x 12'2
Family Room, 10'17 x 15'4

Second Floor

Bedroom, 12'2 x 10'6, wood floors, closet
Bedroom 13'2 x 12'2, wood floors, closet
Bedroom, 12'2 x 14'9, walk up attic access
Pass Thru Bedroom, 11'4 x 12'6, wood floors, closet

Basement

Unfinished

All Measurements Approximate



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.

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
jrandis@myfccb.com

Josh Housekeeper
Ephrata National Bank
717-738-5473
agdept@epnb.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.