

OUTSTANDING MOUNTVILLE VICTORIAN HOME

Tuesday, June 10, 2025 • 6pm

457 W. MAIN ST.
MOUNTVILLE, PA 17554

This beautiful Victorian home sits on a **one-of-a-kind property**, nestled in the Mountville Borough on almost 1 acre of land. **The home is surrounded by mature trees, well maintained landscaping** and offers a front row seat to the Mountville fireworks. **The first floor of this home begins** with a welcoming foyer with oak wood panels that leads to a cozy family room with a gas fireplace stove and formal dining and living rooms, connected by pocket doors for added charm and privacy. **The floor also features** a kitchen with cherry cabinetry by Quality Kitchens, a powder room, and a dedicated laundry area. **Throughout the main level, you'll find** hardwood floors, large windows that allow lots of natural light, and three tile fireplaces—one of which is fully operational. **Upstairs offers four generous bedrooms**, including a primary suite with an en suite bathroom. **A second full bathroom completes the floor**, with both bathrooms offering heated tile floors for year-round comfort. **The third floor includes** four unfinished rooms with electric already in place—with the potential to be finished. **The home also features** an unfinished basement with built-in shelving, a historic outdoor shed with electricity (formerly a carriage house), wiring in place for an electric vehicle charger, and convenient Bilco doors to the basement. **Whether you are seeking your family's next home or a vacation destination worthy property, this auction is one you won't want to miss!**



Open Houses: Sat. May 31, 10am-12pm
& Mon. June 2, 5pm-6:30pm
Or Call For An Appointment



FEATURES

 **FOUR BEDROOMS**

 **HARDWOOD FLOORS**

 **FIREPLACES**

Auction for: Jim & Carol Spicher
Attorney: JD Young

LEAD AUCTIONEER: John M. Hess



 717-664-5238 or 877-599-8894

 www.hessauctiongroup.com

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Type: 2 1/2 Story Victorian
Construction: Frame
Exterior: Wood Siding
Roof: Asphalt Shingles
Square Footage: 3,417 sq. ft.
Lot Size: 0.92 acres
Year Built: 1897

Heating/Cooling: Hot Water Radiators
Water/Sewer: Public
Zoning: Low Density Residential
Taxes: \$6,314.72
School District: Hempfield SD
Township: Mountville Borough

First Floor

Foyer, 18'3 x 15'6, hardwood, fireplace, floor to ceiling windows

Living Room, 16'5 x 17'4, hardwood, pocket doors to foyer and dining room, gas burner fireplace

Dining Room, 19'5 x 17'3, hardwood, original fireplace with original tile surround, closet

Kitchen, 15'4 x 12'8, tile, ceiling fan, coat closet, desk area, corian countertops, Quality Custom Kitchen cherry cabinets

Laundry Room, 4'9 x 5', tile

Family Room, 13'5 x 10'9, carpet, gas stove (heat source) built in originally in butler's pantry

Powder Room, 5' x 7'2, tile

Second Floor

Bedroom, 11'7 x 14'19, hardwood, walk in closet, ceiling fan

Full Bathroom, 7'8 x 9'15, tile corner shower, wooden beadboard

Bedroom, 10'2 x 14'10, carpet, closet, built in wall cabinet (originally in kitchen) included

Attached Full Bathroom, 6'6 x 6'6, tile, tub/shower

Bedroom, 17'13 x 16'1, hardwood, ceiling fan, wall of closets

Bedroom, 11'8 x 18'7, carpet, closet, cupboard (originally in kitchen) included

All Appliances included with real estate

**All Measurements Approximate*



For information regarding our recommended financial lenders 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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