

PUBLIC AUCTION

PENN MANOR 2 BEDROOM CONDO W/ GARAGE

Mon. September 22, 2025 • 6pm

213 PINE BRIDGE LN. LANCASTER, PA 17603

This brick end-unit condo is located in a great residential neighborhood with easy access to Routes 30, 741, and downtown Lancaster. The first floor features a family room with a brick fireplace, an eat-in kitchen, a formal dining area, access to an outdoor porch, and a convenient powder room. Upstairs, you'll find two bedrooms—both with walk-in closets a full Jack-and-Jill bathroom, and a laundry space. Additional amenities include an attached one-car brick garage and charming front a courtyard.



Open Houses: Sat. Sept. 13,1pm-3pm & Tues. Sept. 16, 5pm-6:30pm Or Call For An Appointment







FEATURES







Auction for: Clarence Seader Estate Attorney: Grace Bond

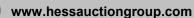
LEAD AUCTIONEER: Phil Nissley







717-664-5238 or 877-599-8894



Type: Condo - End Unit **Construction:** Masonry

Exterior: Brick

Roof: Composition Shingle

Garage: Attached

Square Footage: 1,416 sq. ft.

Lot Size: 0.15 acres Year Built: 1993 Heating/Cooling: Gas Hot Air & Central AC

Water/Sewer: Public

Zoning: High Density Residential

Taxes: \$3,648 HOA Fee: \$72/month

School District: Penn Manor SD

Township: Manor Twp.

First Floor

Entry Way, 7'9 x 4'5, tile, skylight, closet, garage access Eat in Kitchen, 12'8 x 12'2, vinyl, pantry closet Half Bathroom, 3' x 6'2, vinyl Diving Room, 16'9 x 10'7, carpet Living Room (open to Dining Room), 11'2 x 19'1, carpet, brick corner fireplace, closet, deck access

Second Floor

Bedroom, 11'13 x 14'6, carpet, 2 walk in closets
Jack & Jill Full Bathroom, 7'15 x 12'13 (including toilet/
shower room) closet
Bedroom, 14'2 x 19'13, walk in closet, carpet
Laundry Room, 5'2 x 6'2, vinyl

* 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.

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.