

CUSTOM 4 BEDROOM HOME ON 3+ ACRES

Thursday, October 23, 2025 • 6pm

1105 CIDER PRESS RD.
MANHEIM, PA 17545

This custom four-bedroom home, set on a partially wooded 3.26 acre lot surrounded by picturesque farmland, offers both privacy and convenient access to Routes 76 and 72. **The first floor features** a formal living room, an eat-in kitchen, a formal dining area, a spacious family room with a brick fireplace, a full bathroom, and a dedicated laundry room. **Upstairs, you'll find** four bedrooms and another full bathroom. **Step outside and enjoy a private backyard with** a picnic area, stone lot basketball court, fire pit, and more! **Additional amenities include** a partially finished basement, an attached two-car garage, and a 10'x16' outdoor shed. **Don't miss the opportunity to make this fantastic Rapho Township property your family's next home!**



**Open Houses: Sat. October 11, 10am-12pm
& Mon. October 13, 5pm-6:30pm
Or Call For An Appointment**



FEATURES

- ✔ 10'X16' OUTDOOR SHED
- ✔ ATTACHED 2-CAR GARAGE
- ✔ BRICK FIREPLACE

Auction for: Marie Mumma
Attorney: Young & Young

LEAD AUCTIONEER: John M. Hess



📞 717-664-5238 or 877-599-8894

🌐 www.hessauctiongroup.com

✉ contact@hessauctiongroup.com

Type: Two Story Colonial
Construction: Frame
Exterior: Brick w/ Board & Batten Siding
Roof: Composition Shingle
Garage: Attached 2-Car Garage
Square Footage: 1,904 sq. ft.
Lot Size: 3.26 acres
Year Built: 1977

Heating/Cooling: Geothermal
Water/Sewer: Well Water / Septic Sewage
Zoning: Agricultural
Taxes: \$4,798
School District: Manheim Central SD
Township: Rapho Twp.

First Floor:

Kitchen, 12'10 x 13'10, eat in
Dining Room, 12'10 x 15'0
Formal Living Room, 12'11 x 18'7
Full Bathroom, 4'0 x 8'0
Family Room, 12'7 x 17'11, brick fireplace
Laundry Room, 7'10 x 8'2

Second Floor:

Bedroom, 11'6 x 14'10
Bedroom, 11'8 x 12'11
Bedroom, 10'2 x 11'8
Bedroom, 6'10 x 9'10
Full Bathroom, 7'7 x 11'3

Basement:

Finished Area, 25'5 x 26'7
Unfinished Area, 12'7 x 26'4

Attached 2-Car Garage, 22'8 x 22'8

Exterior:

Wooded Lot
10' x 16' Shed



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 60 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.