

HEMPFIELD 3 BEDROOM HOME

Thursday, June 25, 2026 • 6pm

85 Country Lane,
Landisville, PA. 17538

This well-maintained Hempfield home offers a spacious, flexible layout across multiple levels. **The upper-level features** three bedrooms, including a primary suite with its own private bathroom, along with an additional full bath. **On the main floor, you'll find** a welcoming entryway, a comfortable living room, a formal dining room, and an eat-in kitchen designed for everyday convenience. **The lower level includes** a cozy family room with a fireplace and a bar area. Built-in bookshelves and desks add functionality, along with a powder room. **This level also offers** access to the garage and a sun porch. **The basement adds** even more living space with two additional family rooms or potential bedrooms, plus a laundry area and workshop. **Additional amenities include** a fenced-in yard, hot tub, and outdoor playground, offering both relaxation and recreation.



**Open Houses: Sat. June 13, 10am-12pm
& Mon. June 15, 5pm-6:30pm
Or Call For An Appointment**



FEATURES

 LOTS OF LIVING SPACE

 SUN PORCH

 VARIOUS OUTDOOR AMENITIES

Auction for: Mike Graupensperger
Attorney: Young & Young

LEAD AUCTIONEER: PHIL NISSLEY



 717-664-5238 or 877-599-8894

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Type: Single Family Dwelling
Construction: Frame & Masonry
Exterior: Plywood, Hardboard, Brick & Stone
Roof: Composition Shingle
Garage: Attached Garage
Square Footage: 1,618 Sq. Ft.
Lot Size: 0.43 Acres
Year Built: 1973

Heating/Cooling: Gas Hot Water, Central A/C
Water/Sewer: Public
Zoning: Residential
Taxes: \$5,042
School District: Hempfield SD
Township: West Hempfield

Upper Floor

Bedroom, 13'3 x 10'11, carpet, closet, ceiling fan
Bedroom, 13'5 x 12', carpet, closet, ceiling fan
Master Bedroom, 14'5 x 17'2, carpet, walk in closet, ceiling fan
Master Bathroom, 9'2 x 4'4, vinyl, walk in shower
Full Bathroom, 11'1 x 8'4, vinyl, tub/shower, double vanity

Main Floor

Entryway 6'8 x 16'3, tile, closet
Living Room, 18'11 x 13'3, carpet
Dining Room, 11'3 x 13', carpet
Eat in Kitchen, 14'11 x 11', tile

Lower Floor

Family Room, 21'3 x 25, carpet, beams, closet, chair railing, woodburning fireplace, bar with sink, built in bookshelves and desk, access to garage from family room
Half Bathroom, 4'7 x 4'7, vinyl
Sun Porch, carpet, all seasons, natural gas heater, ceiling fan, hot tub (being sold w/ real estate)

Basement

Family Room or potential 4th Bedroom, 11'9 x 13'2, carpet, beadboard walls
Family Room or potential 4th Bedroom, 15'9 x 1'26, carpet, beadboard walls
Laundry Room, 9'6 x 6'3, LVP
Workshop, 10'8 x 9'10

Water Softener

Fenced in yard
Hot Tub
Playground

***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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