HESS
AUCTION GROUP

PUBLIC AUCTION

WELL-MAINTAINED 4-BEDROOM LITITZ HOME

Saturday, December 5, 2026 - 2pm

247 Yummerdall Road,
Lititz, PA 17543



This well-maintained Lititz property offers a spacious and inviting layout. **The first floor features** a welcoming entryway, living room, eat-in kitchen, dining room, library, primary bedroom, full bathroom, half bathroom, all-season room, mudroom, and convenient laundry room. **The second floor includes** three additional bedrooms, an open loft, and a full bathroom. **The partially finished basement provides** additional living space and storage. Step outside to enjoy the rear deck overlooking beautiful countryside views, offering a peaceful setting to relax and unwind. **With its spacious layout, desirable amenities, and scenic setting, this property offers an excellent opportunity to enjoy country living in Lititz.**

Open Houses:
Sat. November 21, 10am-12pm
& Mon. November 23, 4pm-5:30pm
Or Call For An Appointment







FEATURES

- SPACIOUS LAYOUT
- SCENIC COUNTRY VIEWS
- DESIRABLE AMENITIES

Auction For: Gordon L. Gerhard Estate
Attorney: Grace Nguyen Bond

Lead Auctioneer: PHIL NISSLEY

717-664-5238 or 877-599-8894

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JOHN M. HESS AUCTION SERVICE, INC.

AY000253L

Type: 1 ½ Story
Construction: Masonry
Exterior: Brick
Roof: Composition Shingles
Square Footage: 2,666 Sq. Ft.
Lot Size: 1 Acre
Year Built: 1989

Heating/Cooling: Warmed & Cooled Air
Water/Sewer: Well / Septic
Zoning: Agricultural Transition
Taxes: $8,101
School District: Ephrata Area SD
Township: Clay Twp



First Floor
Entryway, 13'8 x 8'9, hardwood, 2 closets
Living Room, 13'11 x 11', carpet, pocket doors, chair railing, crown molding
Eat-In Kitchen, 22'4 x 11'4, hardwood, pass-through fireplace, built-ins
Dining Room, 13'11 x 11', carpet, pocket doors, crown molding
Half Bathroom, 6'1 x 4'9, LVP
Library, 14'1 x 19'2, carpet, outside entrance, pass-through fireplace, built-ins
Full Bathroom, 6'6 x 13'11, tile, walk-in shower, double vanity
Master Bedroom, 13'11 x 11'3, carpet, walk-in closet, chair railing
All Season Room, 14'1 x 13'2, brick floor, propane stove
Mudroom, 4'3 x 10', carpet, sink
Laundry Room, 4'9 x 4'5, hardwood

Second Floor
Bedroom, 14' x 16', carpet, 2 walk-in closets
Bedroom, 11' x 12', carpet, walk-in closet, attic access, small closet
Bedroom, 8'8 x 14'4, carpet, walk-in closet
Open Loft, 13'7 x 19'1, carpet
Full Bathroom, 11'7 x 6'7, tile, walk-in shower, tub/shower, double vanity

Basement
Partially Finished, carpet

Exterior
Rear Deck with Beautiful Country Views

Additional Features
Ample Storage, Well Maintained

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.