HESS
AUCTION GROUP

PUBLIC AUCTION

AFFORDABLE 3 BEDROOM LANCASTER HOME

Saturday, November 7 - 2pm

603 E. Marion Street,
Lancaster, PA 17602



This Lancaster home is situated in a nice neighborhood and features a welcoming first floor with an eat-in kitchen, dining area, and spacious living room. **The second floor offers** three bedrooms, including a primary bedroom, along with a full bathroom and balcony. **The third floor provides** additional finished living space, offering flexibility for a variety of uses. **The unfinished basement provides** ample storage space. **Don't miss this opportunity to own a Lancaster home in a nice neighborhood with spacious living areas, flexible finished space, and plenty of storage.**

Open Houses:
Sat. October 24, 1pm-3pm
& Tues. October 27, 5pm-6:30pm
Or Call For An Appointment







FEATURES

- **FLEXIBLE LIVING SPACE**
- **SECOND FLOOR BALCONY**
- **THIRD FLOOR SPACE**

Auction For: Qui Tran, Minh Duc, & Tim Wong
Attorney: Young & Young

Lead Auctioneer: JOHN M. HESS

717-664-5238 or 877-599-8894
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JOHN M. HESS AUCTION SERVICE, INC.
AY000253L

Type: Two Story
Construction: Frame
Exterior: Vinyl
Roof: Composition Shingles
Square Footage: 1,256 Sq. Ft.
Lot Size: 0.06 Acres
Year Built: 1883

Heating/Cooling: Forced Air Furnace
Water/Sewer: Public
Zoning: Residential Medium Density
Taxes: $3,140
School District: Lancaster SD
Township: Lancaster City



TOTAL: 1445 sq. ft
BASEMENT 2: 57 sq. ft, BASEMENT 1: 596 sq. ft, 2nd floor: 596 sq. ft, 3rd floor: 196 sq. ft
EXCLUDED AREAS: BASEMENT: 539 sq. ft, BALCONY: 114 sq. ft, LOW CEILING: 116 sq. ft

Sizes And Dimensions Are Approximate, Actual May Vary.

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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.