

PUBLIC AUCTION

Elverson area

1.5 STORY HOME ON 1 ACRE LOT ZONED C-1

SATURDAY NOVEMBER 15, 2014 9 A.M.

LOCATION: 560 N. Manor Road, Elverson. From Elverson take Rt. 82 South approx. 2 miles to home on left.



Home is a masonry and frame siding 1.5 story dwelling with approx. 1638 sq. ft. of living space. Main level has custom oak kitchen with dish washer, new propane range, built in microwave, break-



fast bar and hardwood floor. Open and adjoining dining room with hardwood floor. Spacious living room with wall to wall carpet, tile entry and sliding doors to **large deck** over looking backyard. Office or extra room off kitchen with full bath. 2nd floor has 3 bedrooms and a partially finished bath room. (roughed in plumbing for full tub and shower, has toilet and vanity). Unfinished basement with laundry area. Home has newer electric service and newer oil hot water furnace. Attached 2 car garage. **1 acre lot** with some mature shade trees. **Property is zoned C-1**, lots of possibilities. Twin Valley Schools. Taxes: \$4466.

**Open House: Saturdays October 25 and November 1 1-3 p.m. Or by appointment.
Terms: 10% down, balance due at settlement on or before 45 days**



This home needs a few finishing touches, but has a great kitchen, newer furnace and electric. Ideal home business location. Convenient for commute via Turnpike, Rts. 322, 23, etc.



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