

**FOR SALE BY OWNER
SOUTHWEST WISCONSIN**

40 ACRES - Open land, Deer, and Turkeys, 1,000 Gal. of Fuel, Hay, and a Liquid Manure System. Now taking U.P. Bid Co. - Large 6 B.R. Home - C.A.
60 ACRES - Young Stock, B.F. Farm, Buildings, Silos, each with Home, Tractor, Feed & Machinery available. Price for Auction.

Richard Hoppenjan
Cuba City, WI 53807
608-762-5686

PENNA. HUNTING PARCIALS

130 acres, Northern Lycoming Co, ALL Wooded,.....\$71,500
1,000 acres Northern Lycoming, Co. all wooded, stream frontage,.....\$395,000
155 acres Northern Tioga Co., 1/2 open, 1/2 wooded.....\$124,000



UNITED NATIONAL
LIBERTY REAL ESTATE
717-324-2540

DEMERE RE REALTY

Rte. 3 Box 91H
Little Falls, NY 13365
Phone & Fax (315) 823-0288
George Demeree, Broker



#211 - PRICE REDUCED FOR QUICK SALE - 310 A. dairy farm w/210 tillable - 140x36 ft. barn w/pipeline & addition for heifers, nice pond, 2 silos, 2 lg. mach. sheds, shop & V.G. 10 rm. home w/3 stall garage & paved driveway - **\$298,000 - REDUCED TO \$198,000.**

#70 - NEW LISTING 152 A. dairy farm w/100 tillable - 170x65 ft. 2 story barn w/67 ties, 33 heifer stalls, 2" pipeline, B.T., lg. mach. shed, garage, shop & 2 lg. silos w/unloaders - V. Good 3 B.R. brick ranch home w/fg. fam. rm. & fireplaces up & down - a very neat & attractive property for **\$225,000.**

#195 - 125 A. DAIRY FARM w/85 tillable - 100x35 ft. one story barn - 12 yrs. old - for 34 cows w/5 pens, pipeline, B.T., 45x80 ft. hay barn & V.G. 8 rm. home - lake borders back of farm - **\$159,000.**

#148 - 73 A. HOBBY FARM, 85x30 ft. barn, 3 lg. mach. sheds & 6 room Colonial home - **\$124,900.**

#108 - 250 A. DAIRY FARM w/200 tillable - 110 cow free stall, 100x30 ft. bunk silo - like-new 3 B.R. ranch home - **\$299,000.**

#320 - DAIRY FARM w/100 A. of pasture & woods - 52 cows on pipeline, mach. shed w/shop, 4 silos - v.g. 3 B.R. colonial home **\$138,500** - more land available.

WE HAVE A LARGE SELECTION OF DAIRY/HOBBY/HORSE FARMS. ACREAGE, BLDG. LOTS & COUNTRY HOMES LOCATED IN THE MOHAWK VALLEY, NYS.

FREE - FARM LISTS AVAILABLE

FARMS FOR SALE

60,000+ cage layer operation w/large farmhouse and 3 car garage situated on 23.8+/- acres. Atglen-Cochranville area. **Asking \$335,000.**

54+/- Acres Ground. 42+/- Acres tillable. Stream on property. Drilled well already installed. Homeville area. **Asking \$200,000.**

109 +/- acre dairy operation w/2 barn units, 6 silos, freestall barn, calf barn, heifer facilities, equipment sheds, garage/shop buildings, 2 grain bins and more 68+/- acres tillable 30+/- acres pasture. Could make 2 farms. More ground possibly available Homeville area. **Asking \$525,000.**

Call Christ Taylor

Beiler-Campbell Realtors

(D) 610-932-1000
(E) 717-529-2629
1-800-529-1118

**THE REAL ESTATERS
OF MANSFIELD**

1671 S. Main St., Mansfield, PA 16933
(717) 662-2138 • Evening (717) 662-2363

SMALL BEEF OR HORSE FARM

2 story bank barn and pole barn/machinery shed set up for beef. Approx 90 acres (will survey in spring) w/ tillable, pasture, woods and small pond 1 1/2 story farm house needing some repairs Asking \$89,900 Wells Township, Bradford County, Troy Schools M-410

WELL FENCED BEEF FARM

Over \$15,000 of high tensile and barb wire fence recently installed. Approx 150 acres mixed pasture, tillable and woods 2 ponds, large barn & silo 6 bdrm, 2 story home near Beechwood Lake in northwest Tioga County, PA Just \$145,900 M-488

TIOGA COUNTY DAIRY OPERATION

110 stalls in stanchions & ties in 2 barn sections 5 silos, Surge parlor but could convert to pipeline. Approx 100 acres including some river flats Machine shed, hay barn, 2 story 3-BR home & much more Just \$199,500 M-495

BUSINESS OPPORTUNITY

Multi-purpose building w/many possible w/many possible uses on busy Rt 14 in Fassett, PA just south of NY border has been used for store, meat market and has septic system approved for 60 seat restaurant needs work but great potential Price reduced to \$77,900 M-438

OWNER FINANCED ACREAGE!

10 acres in Tioga River Vista Subdivision suitable for camp or recreational use All wooded w/Mt laurel thruout Approved perc site Within walking distance of State Forest Lands \$10,900 w/\$3,900 down bal \$7,000 5 yrs 9.75% int \$147.87 p/m M-453

FOR SALE

960 ACRE FARM/ESTATE

(Great Potato Soils)

Located in Berks, Lehigh and Montgomery Counties, PA

A rare opportunity to own a beautiful private valley. Formerly the world class Masten Potato Farm, the land consists of level to gently rolling fields, and a beautiful stream valley with water for irrigation. The buildings feature an exceptional circa 1730 Stone House with six bedrooms and four huge fireplaces with a quaint entryway to the grounds, passing between the gate house and the stone bank barn and over two stone bridges to the Farm House. There is also a large Federal brick farm house. In total there are eight farm houses six of which are stone, two large stone bank barns and grain storage for 70,000 bushels. This farm has excellent potential for a potato farm, equestrian estate or ideal for a shooting/hunting estate or club. **This farm is a Registered Shooting Grounds.** Call for a brochure on this and our other fine farms and estates.



Could be divided into many smaller farms.



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and Historic Properties

"Specializing in farms, land and country estates since 1974"

PERRY S. LONG

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717-386-5000 • 610-264-3025

HUNTERS!!!

CENTRE COUNTY

63 ACRE FARM..... \$169,900
Renovated Farm House in Beautiful Penn Township!
Many Outbuildings! VIEWS! Country Setting! Call for Apt.!

CLINTON COUNTY

288 ACRES..... \$89,900
WILD AND SCENIC! Great for CAMP! Locked Gate
Access! Won't Last Long! Possible Owner Financing!

27.571 ACRES.....\$24,900
Adj. State Forest! Excellent Hunting! Possible Owner
Financing! Locked gate access from township road!

60+ ACRES\$80,000
Beautiful Views! Adj. to State Game Lands! Mostly Open
Fields! Survey and Perc Test Guaranteed! Call Now!

WANTED!! => FARMS TO SELL!!

STERN REAL ESTATE

2217 Teaberry Lane, Lock Haven, PA 17745

800/759-6411



OTHER FARMS AVAILABLE

Please Call and Tell Us Your Preference

PAUL M. LONGACRE

REAL ESTATE BROKER

Rt. 100 Hereford, PA 18056

215-679-5919 Or Leave Message

MONTGOMERY COUNTY

• **55 M/L Acres**, Alfalfa & Corn Ground, Steer & Horse Farm, 2 1/2 Story Dwelling, Stone/Block Concrete House, 2 Dwelling, 1/2 Rented, Oil/Hot Water Heat, 6/10 Mile Of Road Frontage. Zoned Rural Agricultural. Can Be Divided For Lots. Large Barn With Attached Additions, 2 Car Garage Double Corn Crib, Attached Shed, \$825,000.

UPPER MONTGOMERY COUNTY

• **House For Sale:** Lot Size 1 1/4 Acres, Ranch, Frame Construction, Electric Control Heat, Water & Sewer On Site, Residential Zoning, Upper Perkionen Schools, LR 12x18, DR, 10x9 Eat-In Kitchen, Full Basement, w/Wood Stove, Master Bedroom 12x13, 3BR's, Full Bath, 24x4 1/2' Above Ground Pool w/Deck, 2 Car Oversized Garage, Horse Barn, 3 Stalls, \$152,900.

BERKS COUNTY

Bally, Commercial Property. 4 Apartments, Paved Lot, 12,000 Sq. Ft. Parking Space, 2 Story Block, Stucco And Frame Building, Video Store On 1st Floor. 1st Floor, 2BR, LR, Modern Kitchen Apartment. 2nd Floor, 2 Apartments, 1BR, LR, Modern Kitchen. Basement Houses Commercial Washer/Dryer, Plenty Of Storage Space. Very Good Income Producing Property For Only.....\$225,000 Or \$190,000 Without Video Equipment.

BEDFORD COUNTY

• **145 M/L Acres Dairy Farm.** 65 Free Stalls, Milking Barn Attached, 30 Milking Stalls, Feed Bin, Large Corn Crib, Hog Stable, 2 Large Sheds, 2 Silos With Unloaders, River Frontage, 6 Spots For Campers Or Trailers. \$265,000.

• **152 Acres M/L.** 102 Tillable, 15 Acres Pastureland, 35 Acres Woodland, Gently Rolling Ground. 2 Houses, #1- 2-Story 4 Bedroom, Modern Eat-In Kitchen, Living Room, Dining Room, Full Basement; #2- 1-Story, Full Basement, Patwell House, 3 Bedrooms, Modern Kitchen, Dining Room, Living Room, Breezeway. 80 Cow Free Stall Barn, 120' Long x 45' Wide, 50x60 Barn w/28 Stanchion, Universal Pipeline w/6 Milkers, Automatic Washer, 1000 Gal. Mojonier Bulk Tank. 3 Silos: 20x68 Poured Concrete w/Jamesway Unloader, 16x50 Stave Silo w/Acorn Unloader, 12x40 Concrete Stave Silo. 14x20 Garage And Workshop, Grain Storage & Double Corn Crib, 2 Car Garage Below. Add'l. Oversize 2 Car Garage. \$220,000.

• **Downtown Everett** modern restaurant with 90 seat capacity, salad bar and all up-to-date kitchen appliances. 2nd floor, 9 apartments. 10 motel rooms. 1st floor, 4 efficiency apartments with 2 motel rooms. Also, large living quarters, LR, 2BR, 1 1/2 baths. Hot water heat. 250' x 255' lot. Large parking lot adjacent. \$295,000

TIOGA COUNTY

• **186 acres m/l dairy farm, SOLD** is with 2- 16x55 concrete stave silos, shop 30x30, ho 30x52, 2 1/2 " S.S. pipeline

milkers, 500 gal. bulk tank, bull pen, heifer barn. 2 story frame house with aluminum siding. Modern farm kitchen with solid oak cabinets, LR, DR, **SOLD** office, wall to wall carpet throughout, 3 BR, 2 full baths, plus attic, \$200,000. Cattle, Machinery At Extra Cost.

BRADFORD COUNTY

• **448 Acre Dairy Farm,** 425 Tillable, 176 Free Stalls, 6 Computerized Feeding Stalls For High Protein, 125 Stall Heifer Barn, Double 8 Milking Parlor With Automatic Take-Off, (2) 1000 Gal. Bulk Tank, (2) 100' Bunk Feeders, (2) 24x60 Silos (1) 20x60 Concrete Silo With Unloaders, Grain System For Extra Feed, Computerized Feeding System Mixing Wagon With Scales, 4BR House, Modernized Kitchen, LR, Den, Office, Laundry, 1 1/2 Baths, 2nd Home.. 3BR, Bath, Eat-In Kitchen, 1 Car Garage Attached. H/W/O Heating System In Both Houses. Spring Feed Pond, Gravity Flow Slurry System For Large Slurry Pit With Agitator & Loader, Heated Repair Shop, Calf Barn, 3 Car Garage, Generator Back Up System For The Whole Farm. \$797,500.

Cattle & Equipment Extra Cost 168 Milking Cows, Include 350 Head Of Reg. Cattle, Herd Avg. 19,750 Lbs Extra Costs To Be Agreed Upon.

• **204 Acres m/l,** 2 houses, very large bank barn w/1 story block addition, 54 comfort stalls w/Surge pipeline, Surge milkers, 1000 gal. bulk tank, Cable-Vey feeder, 25 ton metal storage bin, with mixer chains, 3 silos, (2) 20x60, (1) 14x45 used for storing corn, 2 car garage, 40x280 single story storage area. 2-frame houses consisting of 4BR's, eat-in kitchens, modern living rooms, laundry area, 1 full bath downstairs. \$250,000 real estate with dairy equipment \$75,000 for cattle and machinery extra, 30 cows & 20 heifers, full line of farm machinery.