

## TIOGA COUNTY DAIRY FARM

132 total acres, 90 acres tillable; lays nice, 60 cow modern tie stall barn, 2" SS pipeline, 2 20x60 concrete silos, 20x40 high moisture corn silo, 4 BR ranch home that will please the Mrs., completely remodeled with new oak kitchen. Farm is ready to go, for immediate possession. Forage is available in silos, hay in the barn. Different buying options available. Additional acreage available for lease.

**215/766-2092 after 7 pm**

## AUCTION

2 acre "Country" 5-BR, 1 1/2 story, 2 1/2 bath home 3-car garage, A/C, new HA oil furnace, many extras. Great View! Tools, household goods, "B" Allis tractor, etc.

**Sat., April 22, 10 a.m.**

Loc: West Penn Grant Rd., off Rt. 272 S., near Willow Street, Lancaster Co. Call auctioneer, Carl Diller (717) 464-2233 for info.

## FARMS FOR SALE

- 155 acre working dairy farm all buildings included
  - 100+ acres with 4 bedroom home, 2 barns & pond, (more acreage possibility)
  - 160 acre dairy farm, all buildings
  - 80 acres with house & large pole barn, (more acreage possible)
  - 150 acres with 2 houses, no barns
  - 140 acres with large house and many barns, and silos, former dairy
  - 190 acres vacant land (\$175,000)
  - 175 acres vacant land (\$100,000)
  - 70 acres with 2 barns
  - 75 acres with several barns, no house
- 4 farms above in Yates Cty, 6 in Ontario Cty. All north of Penn Yan, N.Y.

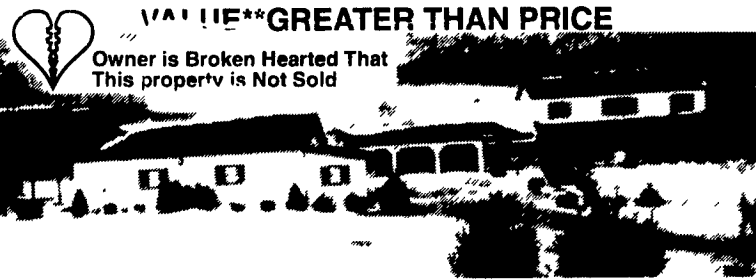
**MARJORIE E. GALENS**

LICENSED REAL ESTATE BROKER  
5075 TWITCHELL ROAD • RUSHVILLE, N.Y. 14544  
716-554-6959

Call Barb Troutman today at 716-554-6943



Moultrie, Georgia. classical Revival Home built in 1905 in lovely Southern Community Two-story, 5000 sq ft., very tastefully decorated, 5 Br's, 3 baths, heart pine floors, quality construction, 2 car garage, old smoke house, green house, alarm system, decorative fence. Large corner lot with mature live oak and magnolia trees, one block from Community Arts Center, two blocks from downtown Moultrie. Priced at \$350,000. Contact Patsy Browning, Matco Realtors (912)985-1145, 985-7840, Fax 890-1445



### VALUE\*\*GREATER THAN PRICE

Owner is Broken Hearted That This property is Not Sold

#### This Exceptional 5 Year Old

is truly a value greater than the asking price. There are: 16.5 acres with pond, fruit trees and a quality-built 2 story brick & vinyl sided 4 bedroom, 3 1/2 baths, lg living-room w/heatator fireplace home. 3 car attached garage + a 4 car & rv area garage or workshop. This is the ideal place for a large or growing family or possibly an in home business, hobby shop, restore classic cars plus much more for whatever your heart desires. Ready to move into only asking \$244,900.00

Sanford G. Leaman, Realtor  
1-800-836-8113

## CENTRAL PENNSYLVANIA RURAL PROPERTIES

### HUNTINGDON COUNTY

**MILL CREEK AREA** - 107+ acres of level river bottomland fronting on the Juniata River. \$165,000

### CENTRE COUNTY

**BELLEFONTE** - 85± acres on Buffalo Run Road in process of being subdivided. Gently rolling land with million dollar views of the valley and countryside. \$465,000.

**BELLEFONTE** - Large contemporary ranch nestled in the trees on 12+ acres. The ultimate in privacy. \$299,900

**MINGOVILLE** - Approximately 26 acres of land overlooking Nittany Country Club. House, rental property, pool and poolhouse, tennis court. Approximately 16 acres is vacant lot. \$390,000.

**COLYER AREA** - This 47.5 acre property features a mix of open land and mostly wooded acreage. 3-4 bedroom home with 2 baths and fireplace. Outbuildings include 2-car garage, utility shed and operating dog kennel.

**NEAR SPRING MILLS** - 5 acres on Green Grove Road. Open land. Beautiful view. \$39,500.

**PA FURNACE** - 25 acre **SOLD** bank barn, 4-car garage/shop, 4 bedroom farmhouse. State College School District. \$298,000

**RUNVILLE** - 13.76 acre farmette in the Bald Eagle School District. 2-story house, 3-car garage, large barn, detached summer kitchen. Possible owner financing \$124,000

**PORT MATILDA** - New 2400 sq ft. 4 stalls, paddock, electric, and water. 3 bedroom brick ranch with fenced **SOLD** lot, and lots of perennials and fruit trees. On 2.87 acres \$93,900.

**HALFMOON TOWNSHIP** - 10.7 acres, approved for horses. Call today! \$96,300

**POTTER TOWNSHIP** - 11.5 acres. Excellent home site, ideal for horses. 360 degree view of the countryside. \$79,900.

**PENNS VALLEY AREA** - Home or camp site on 29 acres of wooded mountain land just east of Woodward fronting on Route 45. Near State Game lands. Priced at \$58,000.

**247 ACRES** - Bi-level home, 2 apartments, 42x72 pole building, 4 stall barn. All in very good condition. ~~\$599,000~~ Reduced to \$489,000

**UNIONVILLE** - 173 acres bordering State Game Lands 3 miles northwest of Unionville. GREAT hunting area! \$100,000.

**POTTER TWP.** - lot with ideal site **SOLD** Mt. Nittany and Penns Valley. All tillable and paved road frontage. L \$59,000.

**MARTHA FURNACE HOUSE** - Bald Eagle Valley. Turn-Key Bed and Breakfast, large Brick mansion (1831), with attached apartment, 13 acres, pond and outbuilding. \$363,000. Real Estate only \$329,000.

**HARRIS TOWNSHIP** - Laurel Meadows located between Boalsburg and Poker Mills off Route #322. Building lots range from 2.4 to 13.74 acres, SCASD, public street, community sewage, well needed, restrictive covenants, horses permitted on select lots. Priced \$67,900 to \$141,100.

**PINE GROVE MILLS** - 11± acres with gentle slopes and wooded areas. Public water and sewer to be included in sales price. \$110,000.

OTHER LAND PARCELS AVAILABLE.  
CALL OR WRITE FOR A FREE LIST.

WANTED: Rural land and farms. Have buyers, will list.



Farm and Land Division  
Fred Strouse (814) 234-4000  
Mel Rockey (814) 466-6688  
Terry Gingher (814) 466-2118  
James Harpster (814) 238-2525



245 South Allen Street  
State College, PA 16801  
800-876-3395  
(814) 234-4000  
Fax 814-234-1332

The Professionals in Farm Real Estate Service

## CENTRAL PENNSYLVANIA OFFERINGS

**42± ACRES** - near Winfield, Union County. Approximately 30 acres tillable, balance wooded or brush. Panoramic view of Susquehanna Valley..... \$119,900

**56± ACRES** - Anthony Township, Montour County. 4 bedroom brick/stucco home; 50x336 Farrowing home w/32x50 office shop addition; 4 room and bath tenant house. 1 acre pond..... \$225,000

**99± ACRES** - West Milton, Union County. Zoned Residential, public water and sewer available. Nice views. 5 bedroom frame house, 2-story block building; large pole shed. Just 1 mile off US Rt. 15..... \$395,000

**187± ACRES** - 101 acres tillable, in CRP. \$30-40K marketable timber. Mobile home w/addition. 40x72 Butler building, pole shed and numerous hog buildings and equipment..... \$295,000

### THE FAIRMAN AGENCY

212 Main Street, Watsonstown, PA 17777  
717-538-2582

After hours call: Steve Ranck..... 717-524-7640

## SPRINGBROOK FARM



This 70 acre farm is located in an area of exceptional natural and scenic beauty, just west of New Ringgold, Schuylkill County. It features a professionally renovated farmhouse with ultra modern kitchen, 3 bedrooms, 2 baths, fireplace, patio and breakfast deck overlooking a one acre stocked lake with small island in center. There is also a restored log cabin Circa 1780 with fireplace. The gambrel roofed barn is 30 x 70 and is ideal for horses. It also has a 2,000 sq. ft. second floor which overlooks the stream. This would convert into a great studio apartment. The land is a beautiful mix of pastures, woodland and picturesque stream. There are also several thousand Douglas fir Christmas trees, many ready for marketing. Excellent deer and turkey hunting.

Price: Entire 70 Acre Farm..... \$299,500  
37 Acres plus all buildings..... \$209,000  
33 Acres with Christmas trees..... \$99,000

Brochures available on this farm and other fine Pa. farms and estates.



new  
pennsylvania  
realty, inc.

Farms, Country Estates,  
and Historic Properties

Rt. 1, Box 123, New Ringgold, PA 17960  
717-386-5000 or 610-398-2559



Old country horse farm with nearly 50 acres tillable and 10+ acres of woods. Hilltop location with gently rolling fields, newer barn, fencing for horses or beef. Spacious farmhouse with plenty of room. Hardtop road frontage, not far from town. Will sell house, barn & 15 acres for \$48,500.



**BEARD REAL ESTATE**  
403 East Main Street, Elkland, PA 16920  
(814) 258-7117

Eric L. Beard, Broker  
Mary C. Heitzenrater, Sales Assoc Kitty C. Brockway, Sales Assoc



PRIVATE ROAD SETTING: on this 55 acre farm in Adams Co. improved w/ 41x163 dairy barn suitable for many other uses, 2nd floor open span, 2400 sq. ft. home, near Abbottstown. \$215,000. Ask for Dan or Todd



**BRING YOUR HORSES!** 14 acres in Adams Co., with 200 m/l stone home, FR with hot tub, stone FP, beam, dinner bell, tower, 20 stall horse barn, open span riding arena. Call Dan. \$245,000. MLS 46901, 46902



**DREAM FARM:** in York Co., 17 acres, private setting near Codorus Park. Partial restored log home, summer guest house, lrg workshop, bank barn w/stalls, & fenced pasture...what more could you want? \$185,000. Call Dan MLS 46698, 46699.