



120 East Avenue
Wellsboro, PA 16901
717-724-3500



Room to roam - 177 acres - 3 BR home with views of rolling fields Nice mix of pasture, woods and tillable land \$199,900 #1486

Exceptional dairy operation, 160 acres, barn, heifer shed and beautiful 4 BR home Call for details #1446.

Reduced - veal operation with income in place! 370 stalls, 32x250 barn \$104,900 #1535

**PENNA FARMS
CUMBERLAND COUNTY**

South Middleton Township
164 acre general farms, limestone soil, 2 1/2 story stone farmhouse, circa 1700's, 4 bedrooms, new pole barn, farm borders 3 roads, 12,950' of road frontage

Lower Mifflin Township
32 Ac +/- Horse, Livestock farm, 3 bedroom frame/aluminum dwelling, ground floor barn, road frontage, North of Newville

ADAMS COUNTY

Strabum Township exquisite 1700's restored farm house with 49+ acres 31 tillable acres & 16 wooded. 3 bedrooms, 3 baths, 7 fireplaces, original floors, solarium, art studio, 42x90 "Morton" building & 25x30 horse barn 6 miles from Gettysburg. Call Kay for details

FRANKLIN COUNTY

Greene Township, 100 +/- Acre dairy farm, 4 BR, 2 1/2 baths, brick dwelling, double 6 parlor, free stall barn, silos, bunks, lagoon, limestone soil. Must see to appreciate.

Farms - Land - Farm Appraisals
Give us a call!

Charles Wenger, GRI 717-263-0945
Wilbert Diehl 717-486-8534

**GEORGE L. EBENER &
ASSOCIATES REALTORS**

139 W. High St., Carlisle, Pa.
717-243-6195

BERKS CO.



185 acres, 140 acre tillable Nice 4-bedroom house with inground pool Three harvester silos, slurry store Dairy barn with 61 tie stalls

PENNS VALLEY



Centre Co., 120 acres, 105 acres tillable, Top rated land Excellent house and buildings Ready for quick sale - Priced to sell! Call Hiram or Thomas for details!

PENNS VALLEY



Centre Co., Spring Mills area 144 acre dairy, 85 acres tillable, 40 tie stall bank barn, one silo Large four bedroom house

We are looking for farms to sell in Lancaster County
If you have a farm to sell, call Hiram or Thomas.

PENNS VALLEY

CENTRE COUNTY Aaronsburg area, 64.5 acre farm, 42 acres tillable, 15 acres pasture, large three bedroom house, 75x75 barn, two silos, implement shed & other buildings, more tillable land available

**Upper George's Valley
CENTRE COUNTY**

SPRING MILLS AREA Seven miles to Coburn, four miles to Centre Hall, 65 acres, 60 acres tillable, 10 room house, 44 stanchion bank barn, new smaller barn, 12x50 silo, other farm buildings

CLINTON COUNTY

North Bend Area, 291 acres of woodland Bear, Turkey & Deer have been seen on property Excellent hunting or recreation property No buildings \$515 per acre

Call
Hiram Hershey, Broker
Thomas Hershey, Realtor Associate
HERSHEY FARM AGENCY, INC.
1-800-880-3831

**38 ACRE
COUNTRY ESTATE**
LANCASTER COUNTY, PA
Magnificent 3 Year Old Custom 3000 Sq Ft 1800's Farm House With Wide Plank Oak Flooring 4 Bedrooms, 2 1/2 Baths, Master Suite On 1st Floor. 28 Acres in Corn and Alfalfa, 10 Acre Fenced Pasture With Spring Fed Stream Cherry Trees Abound. Spectacular Views Overlooking Litzitz and Manheim. For the Horse Enthusiast or Gentleman Farmer.
By Owner - Principals Only
**For Price and Showing, Write
COUNTRY ESTATE
P.O. Box 513, Litzitz, PA 17543**

Southern Lancaster County

- 10 Ac Commercial Land - Will Subdivide
- 95 Ac. dairy farm
- 51 Ac. dairy farm

For Sale or Lease

6800 Sq Ft Commercial/Industrial Building in Quarryville Boro

112 Ac. Dairy Dairy Farm, S Lanc Co

124 Ac. Gentleman's Estate So Lanc Co

Northumberland Co. - Amish Neighbors

- 48 Ac great farmland, could be nice homesite \$120,000
- 80 Ac - large barn, stream, 55 ac. tillable \$120,000

Call Ken for more details



Call Ken Rutt - a life long farmer and real estate investor who can assist you in any sale or purchase of real estate. Creative tax and financial arrangements, low farm mortgage rates. Serving Southeast PA
The Best Can Often Cost Less

Office 717-786-1300 Home 717-786-3591



HOMESALE SERVICES GROUP
P.O. Box 306, Quarryville, PA 17566
E-Mail: RuttK@LancNews Infri.Net

**THE REAL ESTATERS
OF MANSFIELD**

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

COWANESQUE LAKE OPPORTUNITY

30 acres & buildings overlooking the lake in PA, north of Mansfield & south of Corning, NY 5,113 sq ft finished space over full bsmt. intended as restaurant but never opened Detached 3,520 sq. ft. framed out for 12 motel units Approx \$65,000 kitchen equip included. Would convert for use by many groups. \$275,000. M-1089.

"SHOWPLACE" FARM OPPORTUNITY!

72 cows on 2 1/2" S.S pipeline back-to-back 4 box stalls 75 head heifer shed 1,070 gal bulk tank & 6 Westfalia units 20x40 Harvester, 18x70 Ribstone & 20x80 Ribstone silos Beautifully remodeled 2-story, 3 bdrm 1 1/2 bath home Detached 2-car garage w/3 bdrm apt overhead Approx 100 acres w/lease ground nearby. Previously sold for \$350,000. Reduced to \$275,000. M-1081

WELL PRICED FARMETTE

New ranch home in 1996 over full finished basement 5 bedrooms w/2 full baths. 21.01 acres w/old bank barn. New septic system. Many appliances & extras inc. Tioga Twp, Tioga Co., PA location. Extremely motivated seller reducing price from \$109,900 to \$99,900. Tremendous buy! M-1083

CAMP IN TIOGA COUNTY

12.42 acres is all wooded. Good turkey, deer, and bear hunting. Nice camp with 1,000 gallon septic tank installed, plus privy tank. All of this for only \$38,900. M-1093.

BORDERS STATE FOREST \$475 PER/ACRE!

Excellent opportunity for individual or hunting club looking for large hunting tract. 567.72 surveyed acres south of Wellsboro bordering State Approved sewage sites. Elec. available, partially strip mined, balance wooded. Just \$269,900 #M-846B.

LAND BORDERING STATE FOREST

32+ surveyed acres bordering State land between Bloss & Ogdensburg. All wooded. Large flat area w/previously approved perc site then slopes down toward Tioga River Motivated seller. paid & is asking \$31,500 Wants 1998 sale! M-1100

BORDERS STATE - OWNER FINANCED!

13 surveyed acres bordering state forest between Blossburg & Ogdensburg. Privy top & 1,000 gal conc tank included. All wooded w/open campsite Just \$10,900 w/\$2,900 down Bal 10% 4 yrs \$202.90 p/m M-1006

TIOGA COUNTY CAMPGROUND

Spectacular views from well established 29 acre facility near Tioga, PA 25 full service hookups (elec, water, sewer), many other sites 30x70 bldg w/store, gift shop, laundry, gameroom, restrooms & showers Many camper trailers owned & incl Will finance to qualified buyer w/\$50,000 down Bal 7% int, years negotiable Asking \$185,000. M-1088.

**CENTRAL PENNSYLVANIA
RURAL PROPERTIES**

CAMBRIA CO.

ALLEGHENY TOWNSHIP - This 142 acre dairy farm was being used as a dairy operation with a 140x44 bank barn (58 free stalls, 2 box stalls). Also a 130x70 pole structure with 58 free stalls. 3-bedroom brick home. \$189,900

CLEARFIEND COUNTY

CURWENSVILLE AREA - 387 acres. Steep, borders public road. Can be subdivided. Contract for select cut. \$154,800

CLINTON CO.

BEECH CREEK AREA - 20-360 acre parcels. Remote. Border state forest. Reasonable fast, no electric, some reclaimed strippings. Part of Elk Relocation program. Priced from \$300/acre to \$600/acre with cabin.

RENOVO AREA - All-season recreational cabin located on 6+ acres in Sandy Run Development, Leidy Township. Cabin is on permanent foundation, cedar siding with asphalt roof, constructed in 1994. Furnishings included. Call for brochure. \$32,000

POTTERS DALE AREA - All-seasonal forested land, 197.1 acres. All mineral right with property. Township Road, Route 309 goes through the property. Some marketable timber. Call Mel Rockey or Jim Harpster for details. \$98,500

CENTRE COUNTY

UNIONVILLE - Log home on 36 acres of scenic mountain land and only 10 minutes from Beaver Stadium. 18' vaulted ceilings throughout, and the large rooms give an airy and spacious atmosphere. 3 bedrooms, 2 baths, stone fireplace, and French doors that open to a 22'x10' deck. \$244,900

PENNS VALLEY AREA - 6-acre farmette that boasts a 3000 square foot cedar home with first floor master suite, in-law or office suite, 2 heat sources plus central air. There's a detached 2-car garage with additional storage, a fenced area for pets, and gorgeous views. \$239,900

COUNTRY LODGE - On 5.45 acres in the Port Matilda area. Shooting range, good hunting, good location. Easily converted to year-round home. \$174,900

BOALSBURG - Beautiful contemporary home on 18.5 acres. Seven levels of living! 5 bedrooms, security system, central vac, hot tub room, dark room, beautiful gardens, fantastic view of Brush Valley. \$745,000

COLYER AREA - A dramatic 2-story home in a great location. Fabulous kitchen/breakfast area/family room/sunroom area. 3 bedrooms, 2 1/2 bath, workshop, 3-car garage. All on 6.13 acres and within walking distance of Colyer Lake. \$279,900

MOUNTAIN LAND - Located on mountain above Aaronsburg, minutes from town. 21.5 acres, great for hunting. \$18,000

POTTERS MILLS - Nice remodeled two-story on 17 acres. 3 deeds. \$119,900

HOWARD AREA - 300 acres, secluded, excellent deer hunting, trout pond, close to state park. \$120,000.

HOWARD AREA - 163 acres, secluded, excellent views. Flat to steep, borders public road. Great hunting. \$150,775

BEAUTIFUL COUNTRY LOT - 3.39 acres in Walnut Ridge Development in Bellefonte. Restrictive covenants. Close to town. Only \$39,900

STATE COLLEGE FARMETTE - 10 acres, remodeled farmhouse, 4-stall barn, 2-stall barn, 2-car garage. Rural setting in town. \$289,900.

NEAR STATE PARK - Nice 3-bedroom home with a great view, 6.75 acres, and above-ground pool. \$117,000

SPORTSMAN CLUB - Large lodge in the Seven Mountains area with 8.75 acres and a stream. Wraparound porch, kitchen, bar, brick fireplace, second floor game or sleeping rooms, and a small outbuildings. Great space inside and out for large or small groups. Brochure available. \$225,000

STATE COLLEGE FARM - Just 15 minutes from State College in a peaceful setting is a well-maintained traditional farmhouse with 5 bedrooms, a fantastic barn, cottage, and well-established pastures. All on 105 acres. \$465,000.

PATTON TOWNSHIP - 127.81 acres, mostly all wooded, a few open acres A portion borders land next to Toftrees Golf Resort. Great potential for development. \$439,500

FERGUSON TOWNSHIP - Gatesburg Road, 31 acres all wooded. \$139,500.

BELLEFONTE - 82± acres on Buffalo Run Road in process of being subdivided. Gently rolling land with million dollar views of the valley and countryside. \$430,000.

HARRIS TOWNSHIP - Laurel Meadows located between Boalsburg and Potters 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 \$79,900 to \$146,700.

HUNTINGDON COUNTY

ALEXANDRIA - Two homes as one beautiful property. Currently used as bed and breakfast. Situated on 3.9 lovely landscaped acres. \$250,000.

MAPLETON DEPOT - 13 acres with good building site on edge of small town. Contract for select cut. \$20,000.

WARRIORS MARK - Totally treed and very private. 15.65 acres, perfect for homesite \$49,900

JUNIATA COUNTY

MIFFLIN - Two beautiful homes of Vermont stone on 8 acres. Indoor and outdoor pools, poolhouse, tennis courts, and more!

MIFFLIN COUNTY

REEDS GAP - 225 acres that border state forest for over 2 miles. Adjoins state park. Electric and septic available. Contracted for select cut. \$160,875.

OLIVER TOWNSHIP - Two homes, camp, farm building, 145 acres tillable, 395 acres wooded and pasture. \$1,180,000

CIRCA 1785 - Stone home with 7 bedrooms including addition and 15+ acres pasture with farm buildings. Priced at \$172,000

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
Ronald S. Gilligan (814) 237-0189
James Harpster (814) 238-2525



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State College, PA 16801
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