

**For Lease
Hog Farm,
1500 sow
capacity
Perry Co. PA
814-684-4472
8 am - 4 pm**

Berkeley Co, WV: Cold Storage and Packing Facility, 50,000SF on 4.4 acres. Large Blacktop Parking Lot, w/Office Space and Loading Dock. Just 3 Minutes West of I-81 at Exit 8.
**Robert Butler
ERA Agent For ERA Liberty,
John Kilroy, Broker (304) 263-9801**

**ENDLESS MOUNTAIN
REAL ESTATE CO.**
The COCHRAN Building 107 East Main St. P.O. Box 157, Westfield, PA 16950
OFFICE 814-367-5380 FAX 814-367-5757
TIOGA CO. 1850's Federal Colonial on 3.8 acres, 4 BR, 2 baths, Westfield Twp. \$65,000
TIOGA CO. 50 acre abandoned farmland. 20% wooded, views, stream, developed spring & well 2 septic systems, Westfield Township \$45,000
TIOGA CO. 15 acres mostly wooded. Building lot w/view. Hard road frontage. Conventional Perk Deerfield Twp \$22,500

**PENNA FARMS
CUMBERLAND COUNTY
Lower Mifflin Township**
114 acre farm, currently used as beef farm, approx 87 acres are tillable, large bank barn, 47'x54' arch steel building, several other garages & outbuildings, large 4 bedroom house, a lot of creek frontage, property located right outside of Newville Call Herb Weaver for details
North Newton Township REDUCED
161 ac former dairy farm, 52 stanchions in barn, dairy equipment (old), 10x50 silo, 20x70 silo, 4BR farmhouse, shale & limestone soil
**FRANKLIN COUNTY
Metal Township**
50 Ac of land and you get the dairy equipment and all the buildings and silos - presently operating - NO DWELLING - well or septic More info. call Charles - near Fannettsburg.
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.
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**


**CAI AUCTIONEERS
REALTOR
APPRAISER**

CAI MEMBER

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CALL FOR THE ADVANTAGES OF EACH.
WITH 29 YEARS OF EXPERTISE AS A
CAI AUCTIONEER & REALTOR
I CAN HELP YOU MAKE THE PROPER DECISION
A VISIT TO EXPLAIN WILL COST YOU NOTHING.
ON VIDEO FOR YOUR CONVENIENCE**


Tioga County 212 acre dairy farm w/3 residences 5 silo's & muc **SOLD THIS WEEK**
Tioga Co. 241 acres with beautiful pond, Implement or storage barns heated & ventilated for many uses. The ground is in high state of cultivation but has development potential. Has several springs for possibly selling water commercially
NEEDED NOW!! I have many buyers for everything from 5 to 10 acres up to several thousand in the right locations over the Eastern half of PA. Call me before you list with someone who isn't a farm specialist. I work only in Farm Real Estate with over 30 years of quality experience

"Don't Wait To Buy Real Estate - Buy Real Estate & Wait"
SANFORD G. LEAMAN REALTOR,
CAI AUCTIONEER, CFS, CMI, GRI
101 WHITE OAK DRIVE, LANCASTER, PA. 17601-4842
(717) 569-4264 or Toll Free 1-800-836-8113, FAX 717-569-8847
"See Me On The Web" http://www.lamnauct.com email: farmboy@lamnauct.com



**1996 Modular Office Building by
Allensville Planing Mill. 28'x36',
4 Offices, Bathroom, Reception Area,
Parts/Storage Area w/Roll-up Door.
Used One Year. Moving can be arranged.
\$25,000 OBO • 717-529-2782**

DEMERE REALTY
199 N. Gardiner Rd.
Little Falls, NY 13365
Phone & Fax (315) 823-0288
George Demere, Broker www.demererealty.com



#239 - Good soils & location - 282 A. dairy farm w/137 tillable - 2 story barn w/72 on 2" pipeline, calf barn w/31 stalls, heifer barn w/50 stalls, lg. pole barn for storage or free stalls, 3 lb. silos w/unloaders, also fully remodeled 11 rm. home - very well kept - & 12 rm. 2 fam. rental house in good cond. - also potential gravel bed - \$288,000 - REDUCED TO \$240,000.
**WE HAVE A LG. SELECTION OF DAIRY, HOBBY & HORSE FARMS,
ACREAGE, BLDG. LOTS & COUNTRY HOMES LOCATED IN THE
MOHAWK VALLEY, NYS - ALSO MANY PARCELS OF EX. HUNTING LAND.**

R104-Mifflintown - Once in a lifetime does a home of this caliber become available. This Pre-Civil War Era home was completely remodeled within the last 4 years. No expense was spared. Custom Cherry kitchen cabinets, Five fireplaces, 3-story staircase in the foyer. 20x20 deck situated on approx. 48 acres (10 pastured with trout stream) with a 3 stall banked barn. Also includes 27' above ground pool and all the best appliances. Call today for your private tour of this remarkable home \$225,000
R107-Port Royal - Retreat to the Woods! Enjoy the wildflowers, trees and wildlife from your large screened in porch. This LOG home on 10 acres +/- adjoins Gladfelter Pulpwood. Features include a cathedral ceiling in the living room, a cozy kitchen and a loft bedroom. Very easy to heat with the Harmon coal/wood stove. Also included is an oversized 2 car garage with a separate workshop with electric and large storage area. This home is perfect for a permanent home, summer retreat or hunting lodge. To see the many other features of this outdoorsman paradise call today \$129,900 **Option to buy home and 2 acres +/- for \$109,900
R108-McAlisterville - The Sugar Shack!! Escape to the Woods!! The perfect hunters haven or private getaway. Enjoy the solitude in this 2 bedroom cabin. No need to pack for your retreat as all the furnishings will stay. Features include wood cookstove along with an electric stove, electric heat, clear spring on property and a lovely mountain stone fireplace. Close to the State Game Lands plus the protection of a gated road \$27,500
R79-Licking Creek - Secluded 18 acres Horse Farmette. Stone and wood 4 bedroom ranch home. 1996 Horse Barn, Inground pool and a fantastic view. Sportsman's paradise with deer and turkey amidst 11 wooded acres. Reduced to \$199,900
R113-Spruce Hill - 4.53 open and wooded acre lot including mobile home with addition and 4 bay steel shed. Quiet and secluded. Just minutes to State Game Lands and trout streams. A real "Hunter's Haven" \$62,500
R114-Richfield - 26 acres mostly wooded with road frontage. Beautiful stream on property. 1 1/2 story well maintained mountain stone and frame home with 1.5 baths, hot water oil heat. Living room, kitchen and dining room have an open floorplan. Fireplace in Living Room. Enclosed porch and 2 car detached garage \$149,500

COMMERCIAL
C13-Mifflintown - 17 unit Mobile Home court
C14-Port Royal - 7 unit Mobile Home court
C18-Mifflintown - Well-built and maintained warehouse with lots of office space. Heavy duty shelving & forklift. Four bays of various sizes to accommodate different types of trucks. This warehouse has easy access to Rt. 22/322 with none of the hassles of city traffic. Low taxes are a real asset.
C6-Port Royal - One story block and T-111 building containing a florist shop and two glass greenhouses. This is an ongoing business and is being sold as a turnkey operation. Reduced to \$169,900

LAND
L29-Walnut - Southern Exposure 16 acre level lot with 945' of road frontage. Attractive subdivision potential. Ample room for a farmette with approx. 14 tillable acres \$69,900
L35-Licking Creek Area - 135 acres of **PRIME HUNTING** ground surround on three sides by Tuscarora State Forest. Several mountain streams, Deeded Right of Way, Right across the bridge from Karl Guss State Park

For more information call
**Jack Gaughen Network Services
Hower & Assoc.
717-436-8200 • Toll Free: 888-436-8205
E-mail homeinfo@hower.jgns.com**

**THE REAL ESTATERS
OF MANSFIELD**
1671 S. Main St.,
Mansfield, PA 16933

MODERN WAREHOUSE/OFFICE COMPLEX
20,660 sq ft 2 story steel bldg on 4.68 acres w/improved parking area 3 phase elec., 2 interior, 2 exterior truck docks. Freezer space. Office space. Town water & sewer. Much more. Just \$290,000. M-1189 Canton Twp/Boro line
33+ ACRES, 2-STORY HOME, OUTBLDGS.
24x24 cedar sided home. Open downstairs. 2 bdms up, 2 full baths (Needs finish work). Wraparound deck. Fantastic views! 40x56 steel barn w/3-16' sliding doors. Also 24x26 steel bldg. Rutland Twp. Mansfield Schools. Very well priced at \$98,900. M-1159

TIOGA COUNTY DAIRY FARM
TOP OF THE LINE facility near Wellsboro, PA. Housing for up to 150+ head (mix of tie stalls & loose housing). 2-1/2" S S pipeline. 1,070 gal bulk tank. Harvester & 2 Ribstone silos. Beautiful 2-story 3 bdrm 1-1/2 bath home. Detached 2-car garage w/ 3 bdrm apt overhead. Approx 100 acres w/lease ground next door. Priced well at \$275,000. M-1081

GENERAL PURPOSE FARM
95+ acres in Deerfield Twp at Butler Hill. Remodeled barn w/new metal roof & siding. Ideal setup for horses, beef replacement heifers or combo. Majority of farm is tillable or fenced pasture. 2 bdrm trailer w/addtn & detached garage \$107,900. M-1176

**SULLIVAN TOWNSHIP - MANSFIELD
SCHOOLS**
Approx 88 acres to be surveyed. Some woods w/balance in tillable fields & intensive grazing pasture. Old bank barn needs work but good for beef, heifers, etc. Old frame house. 2-acre stocked pond \$94,900. M-1207

BORDERS STATE FOREST
32.7+ surveyed acres bordering State Forest. Lands between Blossburg & Ogdensburg in Tioga Co., PA. All wooded w/approved sewage site for pressure dose mound or privy. Was \$31,500. Reduced to \$29,900. M-1100

LOG CAPE COD - COUNTRY SETTING
on 120.38 surveyed acres in Middlebury Twp near Tioga PA. Main home immaculate w/2 baths, 3 bdrm, guest house. 2 story pole barn. Approx. 40 acres woods, 2 ponds, nice views + much more! Asking \$247,500. M-1200

DAIRY FARM OR CONVERT
77 tie stall barn on 2" SS pipeline. Milking system intact. 2 silos. Bank barn connects to new addition w/high ceilings. Could convert for horses or beef. 3 bdrm brick ranch. Approx 50 acres (more land avail) \$125,000 existing FSA loan. Sullivan Twp. Just \$139,900. M-1206


**Selling
Real Estate?**
*If you're preparing to market a desirable property,
that hasn't been on the market for awhile or
just a prime property that everyone wants -*
**Consider the advantages of selling your...
Real Estate at Auction
IT WORKS!
And our 1998 numbers are proof.**

| 1998 | Price |
|--|-----------|
| Commercial Property 1508 Memorial Ave., Williamsport | \$47,000 |
| Three bedroom ranch home 1621 Warren Ave., Williamsport | 51,000 |
| Four bedroom home w/ 2 car garage, 318 N. 8th St., Sunbury, PA | 30,000 |
| Mobile home on large lot, Grover, PA | 141,000 |
| 58 acre Farm, Woolrich, PA | 395,000 |
| Bradford County Farm, East Canton Valley (5 parcels, 295 acres w/improvements) | 27,500 |
| Three bedroom home, 2016 Mossar Ave., Williamsport | 22,250 |
| Mobile home w/garage, Dewey Ave. Ext., Copan Sta., PA | 60,000 |
| 16 acres w/2 bedroom home, Susque Rd., Jds Tow., PA | 74,000 |
| 77 acres woodland, Wysox, Bradford Co., PA | 76,000 |
| Two bedroom home w/garage, 1010 Hillburg, PA, Centre County | 316,000 |
| 54 acre working orchard, 1010 Hillburg, PA, Centre County | 49,000 |
| 134 acre woodlands, Bradford County, Gillette, PA | 19,500 |
| Birch Creek Tavern, Mildred, PA | 1,585,500 |
| 245 acres, 14 parcels, including Colonial Stone Farmhouse and cottage, Loudoun County, Northern Virginia | 61,500 |
| Three bedroom home, 1604 Maybee Hill Road, Loyalsock Township | |
| Total 1998 Sales - \$3,006,250 | |

*Of 44 parcels attempted sold 37 = 84% SOLD
All parcels were sold with either a 6% or 10% Buyer's Premium*

**Put us to work on
your next real estate sale -
contact Michael at 570-494-0170**

Bob Chuck & Rich ROAN INC.
Auctioneers & Appraisers AU-00777-L
RR4, Box 118, Cogan Station, PA 17728
570-494-0170 800-955-ROAN (outside PA) Fax 570-494-1911



"The Ark in the Park," a family farm w/playground, lighted fence, beautiful picnic grounds w/tables and shade. Gift shop. Home w/5BRs, 2BAs, 3 porches & fireplace. Barn w/8 large box stalls. Grounds include small barn, screened-in areas for animals, large pond w/fish, 8 fenced-in pasture areas w/barns. Located in Florida near Exit 43 of I-75.
Great business opportunity for only \$300,000. For more information call:
Lynn-Allen Farms, FL (941) 729-1952 or Bernice Olsen, NY, (315) 536-3576