

**36 REAL ESTATE**

Prince Edward Co: 100A, secluded & bordered by Sandy River, great investment. Amelia Co: 223.84A, country setting, has unlimited possibilities. Owner financing avail. Call Loretta, F&P Enterprises, Inc. 804-561-2790, 804-512-5574

100+ acres prime farmland avail. for long term lease. 410-885-5850.

435 Acre Dairy farm, central WI, parlor/free stall. 715-669-5191.

LYCOMING CO. 92 acre dairy, 44 chain ties, crops included. Amish area. Call for details. HORSES, indoor riding ring, 38 stalls & home. Near Lycoming Mall & rts. 220 & 180. Call Ken Grejder Realtor, 717/872-9002.

40x80 2-story garage w/ doublewide, 1A lot. York Co. 717-244-9391 morn.

**MISSOURI**

FREE Brochure of dairy farms and ranches.



417-469-2316  
Baker Realty  
Pox 36

Willow Springs, MO 65793  
http://www.bakerealty.com

**Opportunity land,** farm, business, residence. Retiring couple offering 30 to 200 acre homestead. Well kept century old & modern buildings. Springs, air strip, working land & woods. Partial or all. Morrison Cove Blair Co., PA 814-224-2548 E-mail sjken00@aol.com

**NEW HORIZONS REAL ESTATE CO.**

MANUFACTURED HOME COMMUNITY - Just completed 134 site development. Also manufactured home dealership with major manufacturer. Separate sewer plant with enough capacity for further development. Additional land available. Public water. Excellent assumable financing in place. Absentee owner has other interests to pursue, but will consider various ownership possibilities. Details available only through confidential meeting with qualified buyer (814) 355-8500 John Petuck - Broker

**Farm Financing Available**

To buy, build, expand, improve or refinance your farm business to increase cash flow & profitability.

Loans, Mortgages, Leases and Lines of Credit for Real Estate, Cattle & Equipment from conventional lenders, insurance companies and wealthy private investors.

Even bankruptcies, bad credit and difficult loan situations can be helped. CONFIDENTIALITY.

call **Tom McAbee**  
Farm Finance Consulting  
Geneseo, NY  
(716) 243-5174

**Tioga County PA Dairy Farm For Sale**

310+ acres, complete main barn, 90 stalls, 3" pipeline milking system, 1500 gal. bulk tank, 2 concrete stave silos / unloader and bunk feeder, and attached garage / granary. Separate free stall dry cow / bred heifer barn. Separate young heifer barn, modern implement shop, older implement barn and modern 3 BR home and mobile home. All well cared for.

570/662-3752

• Hunting season is upon us. Look at this unfinished cabin in the woods. Situated on 5 acre lot overlooking a valley. Put your talents to good use and finish this cabin your way. Potter County location. \$36,900. R-243.

• 280 Acres in Tioga County. Plenty of wild game, stream, pond and almost 200 acres wooded. All this plus a 4 bedroom older well kept home. Make this your hunting retreat. A once in a lifetime opportunity. Call for information. \$327,000. R-247

• 3 unit apartment in Potter County village. Good investment property. Apartment rentals plus a 9 unit storage facility all in one package. Watch your money grow. \$89,900. R-232

**Really Rural Real Estate**  
135 W Main Street, Westfield, PA 16950 814-367-2222

**FARM FOR SALE BY OWNER**

470 Acres Western New York \$1,200,000  
Outstanding, well-kept farm near shore of Lake Ontario. Fertile fields with live creek make this farm ideal for dairy, vegetable, fruit, and grain operations  
Current use: 244 acres tillable fields (largest 157 acres), 163 acres apple orchards, 19 acres wood lots, 41 acres wooded creek bottom, and 3 acres of building sites.  
Included is a large historic (c 1830) 2-family brick house with attached office, greenhouse, and 2-car garage. Barns include insulated 60x120 Morton pole barn with cement floor and foundation; 40x32 3-story gambrel roof barn with 5000bu cold storage and cider mill; 40x70 2-story gambrel roof barn with milking parlor, and two smaller buildings.  
Three additional houses on the farm also available. 2000 taxes (with all houses): School, \$8791; County, \$7240. Good wells for all houses. Good schools. 4 miles to small rural community, 30 miles to big city.  
"The soils on this farm all have good moisture holding capabilities which, with adequate drainage, make excellent ground for fruit, early vegetables, or pasture. Add the creek for livestock and irrigation and you have a near-perfect situation."  
-Fred Nesbitt, owner.

For more information, contact owner evenings at (716) 589-6251 or by email at appleman@unc.com

**CENTRAL PENNSYLVANIA FARMS, FARMETTES, LAND AND CABINS**

Our Farm and Land Division currently has many farms, farmettes, land parcels, and cabins available in central Pennsylvania. We would be happy to send you a free farm and farmette list and/or rural land and cabin list.

See the September 30th or August 26th issues for a complete farm and farmette inventory.

Farm and Land Division  
Fred Strouse (814) 364-1705  
Mel Rocky (814) 466-6688  
Terry Gingham (814) 364-1169  
Jim Harpster (814) 238-2525

**KISSINGER BIGATEL & BROWER** Realtors  
2300 South Atherton State College, PA 16801  
(814) 234-4000  
1-800-876-3395

**Koch Homestead Realty**

91 Princeton St, Wellsboro, PA 570-724-3500  
9 North Main St, Mansfield, PA 570-662-3287  
403 E Main St, Elkland PA 16920 814-258-7117

Small Village lot, close to State land. Would make a nice site for camp. Public water. Only \$6,000 W104

WOULD YOU LIKE A BUILDING LOT Close to town? We have it. 5 acre lot just off Mt. Zion Road. Possible to subdivide. \$23,990 W018.

Small beef/horse farm w/lots of open land for crops and pasture. Older farmhouse and barn need work. Total of 107 acres for only \$125,000 E209.

8.52 ACRES with perc work completed. Excellent location & views. Close to town, yet private. \$22,900. M121.

Check out our web site www.koch-real-estate.com

**FOR RENT MANUFACTURING FACILITY**  
80'x40' Shop  
50'x14' Truck Bay  
27'x20' Paint Room  
3 Offices and Parts Room  
**QUARRYVILLE AREA**  
717-284-3389

**RAPHO TWP. FARMETTE**

1207 W E-Town Rd. Manheim \$269,000



5 BRs, 3 Baths, 3 Car Garage Home has been totally remodeled. Located in the country with 13.5 acres.



Stuart A. Hess  
Realtor  
GRI, ABR  
625-2466



Herbert L. Hess  
Assoc. Broker  
GRI, BREI-120  
665-4351

**GOOD NYS FARMS**

What do you want to do? Dairy, crops, heifers or livestock. Better call on this 119 acre farm with 110 ac. tillable and pasture. Year round stream through the property. Good 7 room home. VG 2 story barn with cleaner and mow conveyor. 38 stanchions. 14x40 silo with unloader. Taxes \$2000. \$139,900 FM138

Just Listed. One of the best Ag areas. VG 6 room home plus in-law apt. VG 36x180 barn with drive-in Hay loft. 2" 6 unit pipeline. 1000 Gal tank 80 tie stalls. 2 silos plus a bunk silo. 40x80 and 40x100 equipment sheds. 195 rolling acres with a large pond. Taxes \$4346. Asking \$182,500

**Valley View Realty**  
Sharon Springs, NY 13459  
518-234-7676  
www.valleyviewrealty.com

**ENDLESS MOUNTAIN REAL ESTATE COMPANY**

570-659-5684 end@epix.net

**TIOGA & BRADFORD COUNTIES**

Tioga County: Pleasant country setting for your new home, 13+/- acres, perk approved for in-ground septic system, survey complete, State Lands nearby, borders minimally traveled road, possible OFIN available, contact office. \$24,500 (#896)

Tioga County: Year-round living or fabulous get-away w/Cowanesque Lake close by for your enjoyment, very well-maintained mobile home w/addition, 3BR, 1 bath w/shower & garden tub, bar in LR, central air/stereo, front/rear porches, vinyl siding, new furnace/T-P windows, over-sized 2 car attached garage, 0.25+/- acre lot, must see! \$38,500 (#903)

Tioga County: Spectacular views from this nice 43+/- acre parcel, mostly open, electric available, conventional in-ground septic system installed, nice location for your new home or camp, must see to appreciate. \$75,000 (#904)

Check Out Our NEW Web Site!  
www.endlesstmrealestate.com

12 ac. bordering Muncy Creek with a modern 2 unit, one story. Each side has 2 BR, 1 bath, living & kitchen. Live in one half & rent the other! \$89,900

Well established Tavern/Restaurant, Main St., Hughesville. Banquet facilities, large 2nd floor apt., & full basement for storage. Turn key!

Room for horses and you to! Approx. 12 ac., includes barn, 2 acre pond, gazebo, and a 10 room house. A must see!

42 wooded acres, put your log home here, has possible pond site! Make reasonable offer!

11 beautiful flat scenic acres in Forks Twp. Mostly wooded, perced & ready for your cabin or home! \$35,000

**Sullivan County Real Estate, Inc.**  
Eagles Mere, PA 17731  
570/525-3225  
Email scre@epix.net  
INTERNET http://www.eaglesmere.com

**Beautiful West Virginia Farm**

490 acres includes 100 acres woodland plus level to rolling fields and pasture. Great location.

Call today 304/538-6634

**Perfect for Horses, Beef, or Buffalo**



**Central PA Farmette**

8+ acre farmette in scenic Mifflin County is quiet, peaceful, and surrounded by hills & trees. The home is a 2-1/2 story old farm house that has been completely renovated. It consists of 3 bedrooms, 2 full baths, living room, den, gorgeous open stairway, large eat-in kitchen, laundry, and mud room. Attached to the home is a 16x18 screened patio. The home has lots of closets and storage. Also there is a large bank barn with straw shed. Immediately next to the house is a 25x42 workshop. Nicely landscaped w/a small stream. \$185,000 Make an offer



717-543-5663

**POSSON REALTY & Auction Service**

787 Bates Wilson Road  
Norwich, NY 13815  
(607) 334-9727



**CENRTAL NEW YORK FARMS**

#1693 - New Listing! Ill health forces for sale. Large comfortable home in very good repair, 13 rooms, 2 baths. 40x132 dairy barn plus 40x80 addition, concrete silo. Barn is in very good condition. 240 acres of well drained good alfalfa ground with large pasture. A good farm for dairy, beef, sheep or horses. Very nice location. Only \$169,900.

#1632 - Waterfront property! 340 acre dairy farm located on the Black River. 2 story 60 stall barn, 2" pipeline, 1250 gal bulk tank, 88 stall free stall barn with bunk feeder. Ranch home built in the late 70's, 8 rooms, four bedrooms. Soils are very productive grows excellent alfalfa and corn. This farm is a good dairy, beef or horse farm. Produces lots of crops annually. Asking \$210,000. Make an offer, owner is anxious to sell.

#1686 - Great buy - upstate New York! 460 acres, a good farm for beef, dairy, sheep, etc. 220 tillable acres, mostly flat land, 80 ac of pasture plus woods. Free stall barn with milking parlor, 88 stalls, double 5 parlor. Commodity building, silo other barns. Very nice large home with apartment. 16 rooms, 3 baths. Buildings same side of road. Nice location. Owner is anxious to sell. Asking \$210,000. Can be purchased with cattle and machinery.

www.possosonrealty.com

**Brush Valley, Fulton County** 160 acre dairy farm with 75 acres tillable. 2 silos 54 freestalls Pipeline and bulk tank barn cleaners and much more. Historic stone home with some restoration completed. Only \$300,000.00 can be bought with cattle and equipment.

**Blair County** 1,550 acres next to canoe creek state park. 8 miles from Hollidaysburg. Mostly wooded. 2 miles of road frontage. Borders Juniata river at rear of property. Excellent hunting and fishing. Great investment property. Only \$1300.00 per acre. Must take whole tract.

**Bedford County** 56 acre farm with restored log home. New metal barn, PVC pasture fencing, pond and small stream. 20 acres cleared with the balance wooded. \$175,000.00

**RE/MAX Results Realty Group**  
Logan Centre 1001 Logan Blvd  
Altoona PA 16602

814-946-9355  
Wes Appleyard  
814-934-3142