

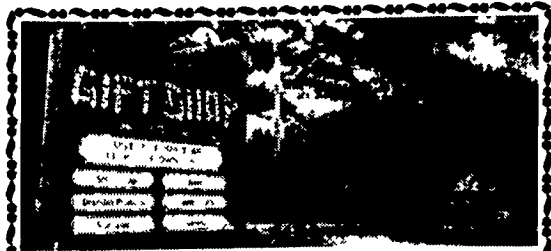
**163 ACRE DAIRY FARM
FULTON CO.**

125 ac. tillable limestone, double De-Laval parlor, 20x72 silo, 20x60 silo, 20x55 Harvestore silo, loafing shed w/new roof, 125 free stalls.

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(717) 485-4885**

**Mt. Cabin For Rent
McClure, PA**

Mifflin County On 315 Acres, Utilities.
One Hr. To Penn State. Hiking, Swimming, Biking, Hunting, Fishing, Skiing.
OPEN ALL YEAR-WEEKLY & WEEKEND RATES **570-658-9555**



FOR SALE BUSINESS IN TIOGA CO. PENNSYLVANIA

The largest and very successful Gift Shop in Tioga and Potter Counties Approx 5000 sq ft Log shop on 1 89 ac Right on U.S Rt 6 Our age says it's time to be thinking about retiring soon So this fantastic business is now available Annual net profit over 6 figures Will pay for it's self in 5 yrs or sooner Step in and take over We are still running full bore and getting bigger each day If you're tired of ups and downs and the every day rat race Here is a fun business, located in the beautiful mountains with good hunting and fishing in a good relaxed area of the state to live Offered by the original founding owners Hey don't let this one get away For complete information Call (814) 435-8225 and ask for Jim.

**PERRY COUNTY FARM
49 Ac. (40+ tillable)**

3 BR Stone House, 40x80 Bank Barn
All buildings in excellent condition
\$299,000

Additional 18 acres of woodland available

**Call Kay Kerr
JACK GAUGHEN
REALTOR ERA**

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**50 Acre
Farm**

Bedford County, Pa.
3 mile south of Breezewood
Close to Rts. 70 & 30
**3 Bedroom, 1-1/2 Bath
House, Bank Barn,
3 Bay Garage,
Multi Out-Buildings,
3 Springs,
2 Streams, 1 Mobile
Home, Rental Lot
Asking
\$158,000**

717-626-4964

**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

W320 - A HUNTER'S DREAM! A small camp located on a stocked trout stream within walking distance to State Game Lands. 3.29 acres bordering Long Run and Babcock Run. A year round camp for the year round outdoorsmen!! **\$38,900. #111185**

W116 - BRICK RANCH, 3 bdrm, 2 baths. Living Room, kitchen, dining, huge family room with fireplace, sun porch. 2 car attached garage, stocked pond, dock, pavilion, barn partially finished for photo studio, garage, storage plus much more all on 23+ acres of pristine privacy. Perfect for the young tiger and nature lover. Listing at only **\$259,900. #111172.**

M138 - 3+ ACRE LOT adjoins state land with water, electricity and gas available. Great location for a camp or home. **\$15,000 #110932.**

E264 - 126 ACRES of rolling fields with some woods, rural views, hardtop road frontage. Currently farmed, requires perc for building. Elkland Schools **\$104,000 #111106.**

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

Spectacular 128 AC. Farm with Free Gas!
No. 2395, Large 4 BR, 1.5 BA farmhouse featuring full basement w/canning room, eat-in-kitchen, den, living room & unlimited free gas! 2 story barn, equipment shed & building, several other storage buildings & holding pens. Pond, creek, two water wells and approx. 15 AC. tillable bottom ground, 70 plus acres of hay pasture ground and 40 AC. woods with marketable timber. Call for an appointment today! **\$260,000.**

ADRIAN PROPERTIES
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**NEW HORIZONS
REAL ESTATE CO.**

CAMP - Elk, deer, bear, turkey, fish Near Sinnamahoning in Cameron County Rear lot fronts on water 2 story house 2 baths Equipped kitchen Partially furnished Gas & electric heat **\$54,900**

CAMP SITE - 18 acres off Eagleton Forest Rd., Clinton County 1000 gal holding tank Owner will finance **\$32,000**

5.22 ACRES - Mountain land in Eagleton Forest Lot 88 Good hunting camp site **\$8,500.**

RICHFIELD - 2 story bldg on 37 acres 18,000 sq ft open space on each floor Attractive hardwood floor Plus 3,000 sq ft office space Suited for light mfg, office complex, etc **\$295,000.**

BAR & RESTAURANT - in Osceola Mills, Clearfield County Includes liquor license & equipment On 1/2 acre on edge of town **\$125,000.**

MOTEL, BAR & RESTAURANT - Lycoming County Well suited for an owner operator On 1/2 acres, in town **\$450,000.**

RENOVA - Six pack takeout, sub shop, beer & liquor license Business for **\$80,000.**

(814) 355-8500
www.newhorizonrealestatepa.com

**Century 21
Wilkinson-Dunn Co.**

78 Main Street,
Wellsboro, PA 16901
(570) 724-5921
EMAIL wilkidunn@aol.com
INTERNET www.century21.com

TIOGA COUNTY

W-1503 Very nice doublewide home on 10+ acres. Large 2 car garage, small barn for horse or storage. Tioga **\$79,000**

W-1617 Nice 3 bedroom just one block off Main Street, Elkland. Vinyl siding, replacement windows, upgraded electric, central heat. Make this a real buy. Elkland **Reduced \$25,900**

W-1659 Small lot in quaint village with great access to business Route 15. Arnot **\$9,900**

W-1793 Affordable Land! 5.28 acres in Elkland borough with town sewer and water. Elkland Boro. **Only \$12,900**

W-1800 Superior building lot available! Views are unbelievable! 10+ acres just south of Wellsboro. Charleston Township **\$69,900**

W-1852 Roomy home on West Avenue in Wellsboro. Stream borders this .83 acre lot. Large home has 4 bedrooms, 1 1/2 baths, 2 car garage has 2nd story with plenty of storage space. Don't Wait **\$124,900**

PENNS VALLEY

Centre County, Millheim/Aaronsburg area, 75+/- acres, 60+/- tillable, 4 br house, 40x80 bank barn, w/12x15 milkhouse, 40x100 pole barn, 2 garages, 3 silos, heifer barn, corn crib. **PRICE REDUCED!**

LEHIGH COUNTY - Upper Macungie Twp., vacant land, 45± acres, 20 tillable, balance wooded, wonderful view of preserve open space. Zoning 65,000 sq. ft subdivision potential **SALE PENDING FOR DEVELOPMENT**

LEHIGH COUNTY - Upper Macungie Twp., 52± acres vacant land, 25 tillable, stream with pond, extensive road frontage. **SOLD FOR FARMING!**

MONTGOMERY COUNTY - Upper Salford Twp., 30 acres, zoned residential. **SOLD FOR DEVELOPMENT.**

MONTGOMERY COUNTY - Lower Salford Twp., 48 acres, residential cluster zoning with public water and sewer. **SOLD FOR DEVELOPMENT.**

LANCASTER COUNTY - 82 acres with farm buildings, public water & sewer. **SOLD FOR INDUSTRIAL DEVELOPMENT.**

LANCASTER COUNTY - Salisbury Twp., 1.5 +/- acres, zoned industrial, frontage along route 30.

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

**Northumberland Co./Acreage Only
(Broker Owned)**

Century old home in good repair, overlooking Susquehanna river, on almost 2 acres. **Rent Option Possible.**

116 acres, 68 tillable, balance wooded, spring water, 4,000 ft. road frontage, Amish neighbor..... **\$225,000**

Attention Deer Hunters: 4 Trophy Buck taken this year, we have pictures. 83 acres, this property has everything for wildlife, private location, 30-40 acres tillable not being farmed and wildlife habitat, good stream, marketable timber. **\$225,000**

75 acres, 70 tillable ... **\$225,000**

177 acres, 75 tillable, balance wooded **\$369,000**

39 acres, 12 tillable, balance wooded.. **\$89,000**

36 acres, 10 tillable, balance wooded **\$79,000**

34 acres, 30 tillable **\$85,000**

15 acres, open ... **\$49,000**

PETER B CORTELYOU
Real Estate Herndon, PA 17830
Peter B Cortelyou, Broker
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REAL ESTATE CO.**

US Rt. 15, Covington, PA 16917 **570-659-5684**

TIOGA & BRADFORD COUNTIES

Tioga County: Recreational lake nearby this very attractive ranch-style home featuring Master BR w/French doors leading to large, elaborate Master Bath w/garden tub, separate shower unit, dressing area, & double closets, 2 other BR & 1 bath, Oak cabinets, extra-large LR, fieldstone fireplace, nicely designed open floor plan, 0.57+/- acres, nice private setting, must see! **\$69,900 (#974)**

Tioga County: Cozy ranch home w/1500 sq ft of living, 3BR, 1 1/2 baths, NG/FHA heat, full bsmt w/laundry area, woodstove hook-up available, new private septic, public water, roof replaced in recent years, borders minimally travelled street, State Lands nearby, come take a look! **\$69,900 (#975)**

Tioga County: Endless possibilities for this older 1 1/2 story home w/2-3 BR, 1 bath, NG heat, & partial bsmt in need of extensive repair, or remove & build your new home on this nice 0.73 +/- acre lot w/public, water/sewer, electric, NG, telephone & cable! **\$25,900 (#976)**

Tioga County: Rare Find! Very nice level 0.48 +/- acre lot w/existing well, septic, electric, NG, & very nice garage, all amenities currently in use, existing home does not convey, pleasant setting for your single-wide, double-wide, modular, or custom-built home, possession transfers after May 1, 2002 **\$34,900 (#979)**

www.endlessmtnrealestate.com E-mail: end@epix.net

**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 February 23rd or January 26th issues for a complete farm and farmette inventory.

Farm and Land Division

Fred Strouse (814) 364-1705
Mel Rockey (814) 466-6688
George Demchak (814) 625-9151
Tim Lake (814) 364-1327

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BROWER**
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Juniata Co: 66 ac farm offers an ideal location, features 4 BR, 2 sty, all brick home w/1840's charm. 2nd brick home w/2BR, Dairy Barn, silo, implement shed, garage & shop, all in excellent condition & very well maintained Possibilities for farming, business or future subdivision. Just reduced to **\$535,000!**

Call Don Adams @ Remax Realty Professionals, Inc.
717-652-4700 or 717-657-5377

(2) RIVER BOTTOM FARMS • LYCOMING CO. PA

#1 - 231 Ac. Total, 183 Ac Class I Not Highly Erodable. Linden Loam Soil, 30 ac Class II Allenwood and Wheeling Silt Loam Soils, 2-1/2 Story Home

#2 - 288 Ac. River Bottom With 2-1/2 Story Home, 4 Harvestore Silos and Loose Housing Barn, 6 Bay Implement Shed and 3 Bay Implement Shed.

Kenneth H. Greider, Realtor • 717-872-9002