

LANCASTER COUNTY FARMS

★ A 2 story brick & vinyl dwelling with 3 bedrooms, 2 1/2 baths, mod. eat in kitchen, formal dining room, lg. living room with brick F.F. beautiful family room in basement with wood stove, oil forced hot air baseboard heat, heat cost less than \$500 per year, oversized 2 car garage. Central air includes a 4675 S F warehouse, with 448 sq ft for 2 offices and powder room, 2 loading docks, 1 plus acre lot located in Rapho Twp. **Asking \$349,500.** Must see to appreciate

★ 54 Acre 37 tillable acres with brick house and bank barn, would make good horse farm. **Asking \$338,000.**

When You Need A Farm Salesman Call Gene



Gene Kreider, Realtor
717-898-2345 or 717-653-2646

COLDWELL BANKER

HOMESALE SERVICES GROUP

1255 S Market St., Elizabethtown, PA 17022
717-361-HOME 717-665-HOME
717-367-1112 (Fax) 1-800-850-1069 (PA Only)
717-367-3500 or 717-653-6600

KENNETH H. GREIDER, REALTOR (717) 872-9002

Somerset County -

A NEW LISTING 30 acre farm with 15 tillable acres 3 bedroom, 2 bath ranch home in great condition, big bank barn with 46 tie stalls & loose housing. Gravity flow gutters, earthen manure storage, 16'x40' and 16'x60' concrete silos. Milked in three years ago. Milking equip & pipeline removed. Farm shop & equipment storage. Nice setting two miles from Somerset. More close land available to rent \$214,900. **CALL JOHN**

Near New Centerville These three farms are contiguous

B 500 acres with 350 tillable. Acres of fenced pasture with water. Two sets of farm buildings One tie stall barn was milked in four years ago Beautiful setting. Perfect for expanding farming operations \$970,000. **CALL JOHN**

C 180 acres bare land with 100 tillable acres. Stream frontage. Land lays nice for farming. Great home and farm building site. \$305,000. **CALL JOHN**

D 124 acre general farm with 65 tillable acres Acres of fenced pasture 1,400 sq ft. frame home Bank barn and pole shed. \$285,000. **CALL JOHN**

Mifflin County - Near McVeytown.

A Back a long lane 104 acres with 90 tillable Good soils Two story bank barn with 35 tie stalls, 66 cow free stall barn, 41 cow free stall dry cow area. Manure storage, feed storage, heifer and special needs area. 1,500 sq ft. frame home. Includes all feed inventories and milking eq. \$500,000. **CALL JOHN**

Five parcels of land - all near McVeytown

B 80+ acres of nicely wooded mountain land with stream frontage Good timber and deer hunting \$1,650 per acre.

C 3,648 sq ft stone home on five acres House is structurally sound but needs new mechanicals and interior renovations. A true piece of history ready for your remodeling \$159,900. Parcels 1 and 2 could be purchased together at a discounted package price

D 14 acres of farmland with frontage on Rt. 22/522 and old Rt. 22 Perfect for houses or commercial use No zoning. \$114,900.

E 45+/- acres of farmland with frontage on Rt. 22/522 and a township road. No buildings. Hagerstown Loam soil Nice farming. \$2,800/Acre

F 160+/- acres with 100+/- tillable class 2 & 3 soils. Stream frontage & road frontage on Rt. 22/522 1,100 sq. ft., 3 bedroom, 1 bath frame home in good condition 60 cow tie stall barn with pipeline 30 cow free stall barn with covered feed bunk Three concrete silos with good unloaders Goes with all milking equip and feed inventories. \$429,900

Lancaster County

A 2.4 acre horse farmette ready for your family and horses 1,250 sq ft 3 bd 1 ba ranch home in move in condition. 5 stall horse barn built in 1998 with loft and tack room/office Detached two car garage, fenced pasture 15 minutes from the Square in Lanc Pequea Twp \$174,900 **CALL JOHN**

B Beautiful setting 73 acres with 3,100 sq ft stone home in perfect condition 1,300 sq ft in law home Contract hog operation, bank barn, machinery sheds, grain storage, feed mill, and truck scales \$1,150,000 Near Elizabethtown. in the Ag. Preserve **CALL JOHN**

C Opportunity for an agricultural business 34 acres near Rheems zoned agricultural Three miles from Rt 283 Large clear span storage building with shop Refrigerated cooler, office and reception area 1,600 sq ft home \$695,000. **CALL JOHN**

D 2.5 acre building lot w/approved perc, Mt Joy Twp, 5 min from Rt 283, great views, build your home here! \$125,000 **CALL JOHN**

Cumberland County

A 99 acre former dairy farm with 85 tillable acres in a great location just north of Newburg 3 miles from PA Turnpike exit. Two story 1,800 sq. ft. brick/frame home. 50' x 60' barn, 38' x 62' three-sided equip shed plus many other outbuildings \$360,000. **CALL JOHN**

B Three miles north of Newburg. Good access to PA Turnpike. 140 acres bare land with 102 tillable acres. Next to 2,500 acre state game lands, near Newburg Slate soils \$350,000. **CALL JOHN**

Schuylkill County - Horse Lovers Dream Perfect 14.5 acre country property ten minutes from Rt. 81 Well constructed 2,200 sq ft. 3 bd, 2 1/2 bath, two story home with two car garage, built in 2000, like new condition Custom built seven stall horse barn with loft, tack room and office in perfect condition, built in 1999. Acres of fenced pasture. You must see this property 1 hour to Hbg 2 hours to NYC \$369,000 **CALL JOHN**

Berks County - Near Strasstown along Rt 183, feed mill on 5 Ac 3 story, 17,400 SF mill with all equipment Milling capacity of 8T/hr & pelleting capacity of 2T/hr Bulk loadout office area, & truck scales, \$325,000

Franklin County - Great country location Lovely 24 acre farmette 3 miles north of Shippensburg Perfect for your horses and cattle. 1,700 sq ft frame, two story home in good condition 30' x 90' bank barn and numerous other storage/livestock buildings pond and buildings sit back off of road \$225,000 **CALL JOHN**

Huntingdon County - Near Water Street, close to St. College, Altoona One of a kind location 310 acres with two homes, a bank barn, free stall barn, silo and bunk feeder Fenced pasture, and wooded mountain ground Good quality soils Had been milked in four years ago Owner will subdivide \$835,000

Bedford County - Near New Buena Vista Great setting 326 acres with 110 tillable, 140 acres fenced pasture 2,700 sq ft brick home, bank barn, machine shed and shop 3 and 4 soils \$505,000 **CALL JOHN**

Dauphin County - Near Halifax Risk limiting contract cash flow from turkeys and hogs 62 acres with three building turkey complex, and two 2,100 head hog finishing barns built in 1998 40 tillable acres. 1,600 sq ft frame home, storage shed \$1,400,000 **CALL JOHN**

Fulton County - Near Hustontown, ten minutes from the PA Turnpike Great contract cash flow 101 acres with 50 tillable 2,080 hog capacity finishing barn built in 1993, machinery shed, beautiful three bedroom home built in 1997 40 wooded acres with great hunting Quiet setting \$480,000

John Mattilio Home (717) 464-8930 Farm Real Estate Sales Professional
Knowledge + Service + Integrity = Performance

WANT TO BUY FARM LAND

The Eastern Central MD/PA border area in either state would be ideal! 100 acres or more w/the purpose to reconstruct an antique log dwelling for my private residence Will also be raising some beef cattle I will be willing to write in deed restrictions to assure that it will always remain as a single parcel of undeveloped acreage This would be an excellent opportunity to keep a portion of a large family farm in tact Please call and leave a message for Mr Dean at (703) 581-1797

Sailhamer Real Estate, Inc

494 East King Street

Shippensburg, PA 17257

Phone: 717/532-6059

Fax: 717/530-5181

PRIVATE & SECLUDED. Approximately 50 acres of privacy, includes spring fed pond, ranch style home with 3 bedrooms, 2 baths, equipped kitchen, central air, plus modern barn (40x180) perfect for horses or cattle, outbuildings and no close neighbors, rare offering **\$279,900**

FARMHOUSE - Barn, Trout Stream and 7 acres of quiet country life, home offers 4 bedrooms, large kitchen, keeping room, summer kitchen, beautiful views of the meadows and a whole lot more **\$156,900**

WAREHOUSE, AUCTION HOUSE, Etc over 5700 sq ft of usable area, includes 4 offices, open warehouse, heat pump, A/C unit & approx 3 acres of visible land, call for details **\$200,000.**

MOUNTAIN LAND. Approx 54 acres of prime wooded mountain land, great hunting, secluded and very private, call for all details **\$162,500**

NEWBURG AREA, 3 commercial/ manufacturing-type buildings ready for use, includes road frontage, loading dock, good ceiling height, parking & potential, owner wants sold **\$84,500**

SHIPPENSBURG ROAD Approx 40 acres with barn and road frontage, includes level fields, some woodland, no major deed restrictions, perced for septic and great potential **\$148,900**

THE REAL ESTATERS OF MANSFIELD

1671 S. Main St., Mansfield, PA 16933

(570) 662-2138 • Evening (570) 662-2363

realmans@youu-net.com

CAMP OR HOME LISTING

Super 2-story camp or home built on 1178 wooded acres in the Covington Township Pine Hill gated access subdivision 1840 sq ft Electric BB heat 4 bd rms up, multiple rooms down New well and septic Was \$78,500 Reduced to **\$74,995** M-1519

29 ACRE CAMP GROUND

In Farmington Twp Tioga County PA Spectacular views w/full service hook-ups (elect, water & sewer) 30x70 bldg for store, gift shop, laundry, games & restrooms w/apt overhead. 30 seasonal campers now gross approx \$21,000 p/y p/owner **Asking \$229,000** M-1547.

TURNKEY CAMP OR HOME

In the Gurnee area of Gaines Township Borders State forest Minutes to Pine Creek & Wellsboro 1,344 sq ft p/tax card on 2 floors Ready to sleep 14 in 3 bd rms Full septic & well + deck & woodstove Furnished at **\$76,900!** M-1548.

COUNTRY HOBBY FARM

Located in Jackson Twp., Tioga County, PA Approx. 96+ acres bordering paved & gravel roads Beautifully remodeled 2-story 4 bdrm., 2 bath home w/oversized country kitchen Former dairy barn for any type of livestock needs Must see at **\$245,000.** M-1546
** May 1, 2002 possession

VIEWS FOR MILES

From this 43.6 acre surveyed tract of fields & woods in Jackson Twp., Tioga County, PA Minutes to Elmira, NY New sewage system Drilled well, elec. & phone to 3 bdrm, 2 bath mobile home **Just \$74,900** M-1576

OAK RIDGE ACREAGE

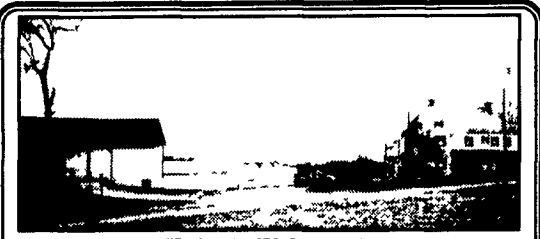
474 surveyed all wooded acres on Baldwin Run Road Within walking distance of State Land Twp maintained road. Approved sewage site Great hunting & snowmobiling Wellsboro & Pine Creek minutes away **\$14,900** M-1574

IMMACULATE COLONIAL HOME

2880 sq ft over full basement in Sullivan Twp on paved road 4 bd rms & 3 1/2 baths Pine floors, 2 fireplaces, country kitchen Vinyl siding Appliances included. 6.7 deeded acres 10 miles to Mansfield and Troy (Mansfield schools) (Would make a great Bed & Breakfast) **Just \$189,900** M-1558

HOME, BARN 12+ ACRES!

w/small pond. 12.35 taxed acres in Wells Twp Troy Schools 1996 home w/1,431 sq ft of living area w/3 bd rms & 2 baths New septic & well when built 24x30 storage barn Long views **Just \$89,900** M-1560



FRANKLIN COUNTY

70 acre farm with 4 bedrooms, 2 bath home, 32 x 50 bank style barn with 24 x 32 garage/shop addition, and 20 x 30 implement shed Approximately 66 tillable acres ideal for beef, horses, or crop farming FL4049714 **\$375,000.**



Roger Mellott
ERA Jack Gaughen Realtor
(800) 715-7355
Ext 110

Recreation Properties!!

Sportsman's Paradise! 39 acres against State Game lands, hosts a 3,800 sq ft home MB and bath with sauna & whirlpool tub Large living room with cleverly angled natural stone FP. Lg entertainment room complete w/hand made copper bar Picturesque views of the valley and the next Mt chain Call for more details!

80 +/- acres against SGL & Towanda Creek includes farmhouse in need of repair Franklindale, Bradford Co. **Asking \$160,000.00**

Near Worlds End State Park and state forest is the newly constructed cabin with well septic & electric, you add the final touches! **\$74,900.00**

2 BR, 1 bath, 10'x50' mobile on leased ground along Elk Creek just outside of Hillsgrove Close to State Forest Lands and Hoagland Branch **Asking \$10,500.00**

2 BR, 1 bath mobile on 1 acre located in Cherry Twp Water, septic & electric **Asking \$22,750.00**

Good cabin on 1 1/2 acres w/possibilities! Located in Fox Twp., near Shunk Walk to State Forest Lands and the Hoagland Creek **Asking \$19,000.00**

Approx. 13.69 acres against SGL #66. Colley Twp **Asking \$30,000.00**

Sullivan County Real Estate, Inc.

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Dauphin Co.: 82 Acre Beef and Poultry farm is a good investment for any serious buyer The Organic egg contract is an excellent money make and a first rate building with only the 2nd flock in the building which is just over 1 year old What's best is the building is fully automatic and temperature controlled even if you aren't there. The land is very fertile with all the manure there is little or no fertilizer required for excellent crops A private setting with silo's for the cattle operation and a very comfortable farm family residence Serious buyers call for a private showing

Juniata Co.: 50 Acre fruit farm and farm market The trees are all trimmed for this years bumper crop The farm market has not only deli - fresh meat and sandwich business but also an additional acreage for renting. Peaches, Sweet Cherries & Blueberries income producer can be purchased without equipment making this a fine turnkey business There is a 5 bedroom 1 1/2 bath home in very nice condition Call now for a private showing It is along a main road with high traffic count

JUST ABOUT "SOLD" OUT!

Actively looking for farms of all sizes,
types and price ranges

Call me for all your farm needs
both buying and selling

With over 32 years of competent, friendly
and dedicated service to you, I am capable
of satisfying your needs

BUYING or SELLING - CALL ME NOW!

"AN AUCTION is when we put "U" in ACTION"