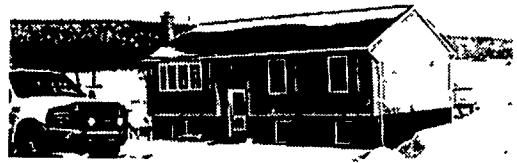


Nippenose Valley
PRICE REDUCED



Lycoming County, Jersey Shore area 50 acres, 44 tillable, 6 pasture 40 more acres available to rent House 4/5 bedrooms in very good condition 40x90 Cow barn with 40 tie stalls, 2 silos, 2 calf barns, heifer & chicken barns 20x30 road side stand This is an established business and a profitable income producer Amish equipped

Brush Valley
PRICE REDUCED!



Centre County, Miles Township, Rebersburg area 13.8+/- acres Nice 3 bedroom 2 bath house. 40x100 pole barn with shop area. 14x20 lawn mower shed, 40x60 bank barn with loafing area Both barns have water & electric.

Brush Valley
SALE PENDING

Centre County, Miles Township, Rebersburg area. 14.2+/- acres. Vacant Land, 50 feet road frontage. Ideal for horse farm or build your dream house.

Lebanon County

Anville, Ft Indiantown Gap, Harrisburg area Two 44' x 360' two-story chicken houses. Contracted for natural antibiotic-free, hormone-free chickens. This farm provides a high income. Good investment property or build a house and live on the property.

Schuylkill County
South Manheim Twp.,
Schuylkill Haven School District

32.9+/- acres of bare ground, 10-12 acres open land, balance is wooded. Located in the Auburn area, between Reading & Pottsville. Close to Route 61. Make your own horse farm or build your dream house.

Nittany Valley

Clinton Co., Lamar Twp., Mackeyville area, 116.5 acres, 90+/- acres tillable, 4 bedroom house, 45x60 bank barn w 32x55 attached shed, 14x40 silo, newer Morton building, road frontage on two roads, fishing creek runs through property

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



Hegins Valley - Schuylkill Co., Gorgeous 68 ac w/orchards, outbldgs, superb pre-civil war home, fabulous views. Apple crop looking great! Perfect for family or development potential
(570) 682-3729

NEW EXCEPTIONAL FARM

25+ acres of newly seeded flat pasture land. Located in Bradford Co. PA. Amidst new Amish Church district. New 3 BR home w/attached screen porch & oversized 2 bay garage. Very nice mobile home for rental income. Panoramic views, quiet gravel road. New 15 stall stable, 68x128 indoor riding arena. Numerous run-in sheds. **\$228,000**
Owner financing avail.
570-364-8039

(2) adjoining farms, 245 acres, dairy setup w/parlor & manure systems. Over 1 1/2 mi. road frontage. Newer bldgs. on both farms. (2) large farmhouses. Historical 1779 fort, Upper Northumberland Co. (570) 649-5096

POSSON REALTY & Auction Service



787 Bates Wilson Road
Norwich, NY 13815

(607) 334-9727
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Farms For Sale

#1811 - New Listing - 198 acre farm located south of Utica, NY. 70 acres tillable, 30 in pasture, balance in woods. Two large enclosed pole buildings. Two other out buildings for hay storage. Good two story 4 bedroom home, located on quiet road. Land borders the Unadilla River. Pretty setting, excellent hunting and fishing This farm would make a nice beef or horse farm. **Asking \$180,000.**

#1800 - 180 acre farm located in Otsego County, 70 acres tillable, very good soils, 50 acres of pasture, 60 acres of woods, mostly hardwood Older two story barn, good two story 4 bedroom home. Quiet setting Beautiful views, nice location. **Asking \$180,000. Owner will consider reasonable offer.**

#1791 - Beautiful views, 154 acre dairy farm located in Madison County, 110 tillable, mostly Honeoye, grows excellent crops. Single story 57 tie stall barn, enclosed manure room, attached pole barn for hay storage and young stock, 2 concrete upright silos w/unloaders, modern 3 bedroom home, pond. Farm lays nice. **Asking \$190,000. Firm!**

#1720 - Near Norwich, NY. 170 acre dairy farm, 100 tillable, 20 acres of pasture, 50 acres of woods. 60 head of young stock, two bunker silos - 8' walls, nice 3 bedroom home. All fields are just behind the barns, easy farm to work. **Asking \$225,000.**

Call for appointment to see these farms!



DEMERE REALTY

171 N. Gardiner Rd.
Little Falls, NY 13368
Phone (315) 823-0288
George Demeree, Broker



demereerealty.com

#41 - Dairy farm w/255 A. - 70 tillable - 127 pasture - 56 woods, 2 story barn for 54 head, 2" pipeline, B T. & barn cleaner - also 2nd barn for 40 head - lg. pole barn, storage barn, 3 stall garage - also 12 yr. 3 BR home w/2 baths, lg. LR, kitchen, DR & mud rm. - property has EX views - **\$190,000.**

#363 - Nice hobby or dairy farm - 80 acres w/60 tillable - 2 story barn w/67 ties of 2" pipeline, 1000 gal. B.T. - green house barn for calves - 42x90 ft. mach. shed w/shop - 52x25 ft. pole barn for heifers & dry cows - 2 silos. Good 8 rm. home & in-ground pool - trailer spot, well & stocked pond - **\$250,000.**

W-115 - Dairy farm w/85 A. - 25 A. crop land & 40 A. pasture - 75 tie stall barn, 40x70 ft freestall for hfr's, 36x48 ft bedding pack for calves, 80 ft fenceline feeder w/headlocks, 28x48 ft. mach. shed - good 2 fam. home & 1 trailer - former Dairy of Distinction - **\$150,000.**

H-202 - Dairy farm w/40 A. - 100 cow free stall (insulated) - upstairs calf barn w/20 free stalls - 1500 gal. B T, double-4 parlor w/ATO's - free stall heifer barn for 52 head, lg. mach. shed (48x96) & 5 silos - VG. 9 rm home w/4 B R 's & 2 baths, deck & in-law apartment above garage - pond & 2 wells - **\$185,000.**

B-401 - Vegetable farm w/100 acres - 90 tillable - 40x60 ft. pole barn, 65x60 ft. mach. shed & EX 9 rm ranch home w/finished basement & in-ground pool - also 2nd house with 2 B R 's - quiet location w/lg fields, but close to town - **\$249,000.**

#819 - GREAT INVESTMENT OPPORTUNITY - recreational property could be used for dairy - located on dirt road next to Snow Ridge Ski Resort - 435 acres with 110 acres of woods - good dairy barn, 40x100 ft mach shed, insulated shop - nice 5 BR, 2 bath home w/remodeled kitchen with oak floor. **GREAT FOR SNOW-MOBILING, CROSS COUNTRY SKIING, FOUR-WHEELING, AND HUNTING! \$330,000.**



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• **FRANKLIN** - Country horse property on 17+ acres in historic Mercersburg. Custom Cape Cod, barn w/stalls, indoor arena w/lights, fenced pastures, pond, and dog kennels Beautiful views. Easy access to Whitetail Ski Resort. **\$339,900 (FL4242694)**

• **ADAMS - 28+ Acres** - Historic East Berlin. Tudor home with views all around. 5-acre stocked pond w/dock and picnic area. Home w/1" fir master suite, large family room w/fireplace, custom kitchen, formal living & dining rooms Office, game room and fireplace in finished basement. 2-car garage, tennis court & underground dog fence. Wonderful custom tongue & groove center aisle 6-stall bank barn w/plenty of hay & bedding storage. Stall mats, auto fly spray, electric & hot water. Wash stall & tack room, plus a large 17x27 garage. Bath rough-in. Nice 72x100 blue stone ring. Board and high tensile fence. Level area 200x300 clear for indoor. This home has all the trimmings. (AD 2300477P9) **\$625,000**

• **ADAMS** - Historic Gettysburg Complete horse facility on 40 ac. Move your horse business right in! Center aisle barn w/tack rm., stall mats, wash stall & more! 2nd barn w/stalls, hay storage & paddocks. Exercise track. New 62x130 "Cover All" indoor, round pen & hot walker. Custom built 42x60 equip. bldg. Completely fenced, pond and views! Beautiful stone/frame rancher w/new in-law suite. Lots of amenities. Don't miss this one! **\$749,000 (AD 2207721)**

• **FRANKLIN** - 22.54 acres with 3 ponds! Nice 3-bdrm rancher has full basement, 2-car garage, decks & woodstove; fruit trees and pole bldg. Buyers assistance! **\$275,000 (FL4508454)**

• **FRANKLIN** - Large custom home on 5.7 ac with view of Michaux State Forest. Includes pool with cabana. (FL4483182) **\$315,000 UNDER CONTRACT**

Schedule a FREE market consultation with Paul and Diana

• **FULTON** - Farmette sized lots close to the MD line. 12-20 acres with views! In "Clean & Green". 1 hour from Fredenck, MD. Call Today! From **\$69,900 - \$195,000 (FU3532136)**

• **HUNTINGDON** - Wonderful 4-bedroom custom A-frame on 37 acres. 4 acres open. Large living room w/fireplace, hardwood floors & sunroom. Perfect for hunting, hiking, birdwatching, riding on powerline trails. Fish in trout stream... spring fed stocked pond! Secluded, but close to conveniences. Call today! **\$275,000 (HU4474346)**

• **YORK - Working Farm** - Beautiful location in Dover, PA. 150.20 acres "Clean & Green" turnkey cattle operation ready for occupancy. 25x26, office + plus 16x20, Pole barn with dirt/gravel floor and additional uncovered feed lot. **\$900,000 (YK2205656)**



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1950's STALE CAFE AND GARAGE

Unique cafe, garage, and home all in one. Cafe and garage is a newly constructed 3200 sq. ft. building built in 2001. The building is designed in the 50's style. Garage has a car lift and a wash/recon bay. Cafe has indoor seating for 41 and outside area for picnic tables. Cafe offers a full service menu with takeouts.

Included is a 2 story, 4 bedroom home and a recently renovated barn. House has a new well, roof, septic system and electric service. The property is fenced with a new hi-tensil, electric fence.

This established turnkey operation is located on 8 1/2 acres with over 1000 feet of creek frontage in a peaceful setting in beautiful Juniata County, PA. The business would be ideal as a family operation. This is a great opportunity to live where you work. Alternately, the business could be operated and the house rented out for income. Has a lot of potential for growth such as a bed and breakfast and/or a campground by the creek. If you ever dreamed of owning your own business, don't miss this opportunity.

Owner is relocating. Will accept all offers for **\$375,000**. Phone 717-463-9900 Tues thru Sun. 10am to 6pm for an appointment to see this mini-estate. Ask Dr Condon.