

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

John Mattilio Farm Salesman Home (717) 464-8930 Mobil (717) 917-4682

- Adams Co.** Near Aspers. 24 acre farmette with two story frame home in nice condition large bank barn, stream and great location \$274,000 CALL JOHN (717) 917-4682
- Bedford Co.** Near Manns Choice 71+/- acres, 38 ac pasture, 28 ac wooded Good set up for cattle or horses 3 bd 1 1/2 ba brick 2 story home Bank barn feed lot area garage & shop \$204,900 CALL JOHN (717) 917-4682
- Cambria Co.** Near Loretto, 200+/- ac dairy farm, 100+/- ac tillable, 70 ac wooded 166 stall, freestall barn, 12 stall flat parlor Two upright silos, one trench Heifer barn, shop, equip shed 3 bd, 2 bath frame home \$425,000 w/Development Rights Sold, \$625,000 w/Development Rights Not Sold More close land avail for rent CALL JOHN (717) 917-4682
- Columbia County** Near Catawissa 120+/- ac operating fruit farm with processing cold storage and retail store 85 ac of trees Two frame homes in good condition Shop spraying equip shed Call John for price. (717) 917-4682
- Cumberland Co.** NEW LISTING - Ready for residential development Near Newville close to Rt 81 and Rt 11 236 acres of which 75% is zoned residential Water & sewer on property 150+/- acres tillable 50+/- acres pasture Road frontage along Rt 233 Beautiful log ranch home built new in early 1990's frame farmhouse and 200 cow dairy complex with feed storage and manure storage \$2,832,000. Call John (717) 917-4682.
- Dauphin Co.**
 A Near Elizabethville Beautiful farm Back off the road 50+/- ac 40 tillable Beautiful two story brick home with 4 bd 1 1/2 ba Had been set up for dairy Bank barn loose housing VA heifer barn 3 silos shop \$439,900 CALL JOHN (717) 917-4682
 B 15 ac 8 ac tillable Near Berryburg Three single story, curtain sided buildings in good condition Nice 3 bd 2 bath modular home with a full basement Well maintained Price Reduced to \$289,900 CALL JOHN (717) 917-4682
 C Attention Investors - This farm will pay for itself with a modest down payment. All contract income. A good, experienced farm manager is running this farm at the present time & is willing to stay on w/new ownership. Near Halifax 63 acres 20+/- tillable with two 2100 head, two room deep pit hog finishing barns built in 1998 Three building turkey complex with 25,000 light hen starting capacity 1,600 sq ft three bedroom frame home and storage shed/shop \$1,399,900. CALL JOHN (717) 917-4682
- Franklin County**
 A Development acreage one mile north of Shippensburg Can be set up for 25 lots with water/sewer across road Call for price and details CALL JOHN (717) 917-4682
 B 30 acres bare land along a state road one mile north of Shippensburg Township Water & sewer nearby No zoning Railroad tracks on the back side Perfect for commercial or residential use \$600,000. CALL JOHN (717) 917-4682
- Huntingdon Co.**
 A 70 acre dairy farm with 50 tillable acres 10 acres pasture 32 cow tie stall barn with 20 stall freestall barn attached Pipeline milking system and bulk tank Loading area Bank barn with lean to Nice 3BR/2BA frame home Near Blairs Mills Quiet country location with great views of the mountains \$375,000 Milking equip goes with farm & last used in 1997 CALL JOHN (717) 917-4682
 B Near Water Street, close to St. College, Altoona One of a kind location 310 acres with two homes a bank barn, tree stall barn, silo and bunk feeder Fenced pasture, and wooded mountain ground Good quality soils Had been milked in several years ago Owner will subdivide Price reduced to \$799,900. CALL JOHN (717) 917-4682
- Lancaster County** NEW LISTING - 108+/- acre working dairy farm near Mount Joy, 95+ acres tillable This is a 335+ cow dairy Double nine Surge parlor, 3,000 gallon bulk tank, pre-cooler, 200 stall, drive through, low row free stall barn with curtain sides Fresh cow bedded pack barn can easily handle 75+ cows 1,250,000 gallon concrete manure tank 50'x125' concrete floor manure compost building w/self-propeled compost turner and manure separator - now being used to produce saleable manure compost 40'x116' hay/commodity shed built new in late 1990's Four concrete stave silos & silos with unloaders Two bunker silos Heifer barn 35' truck scales that can be expandable 60,000 lb capacity 60' x 126' equip shed, of which 42' is a shop area with a second floor office and parts room 46,000 bu grain storage with false floors and squirrel cage fans 2,000 bu wet bin augers and propane grain dryer Large brick farmhouse in nice condition now used as two living units This could be easily converted back to a one family unit 6 bd, 3 bathrooms 10 x 64' mobile home with 2 bd and 1 ba This farm is in use and could be what you are looking for Soils are excellent quality and have been well maintained Owner rents an additional 200 acres of tillable land close by \$1,799,000 Call John (717) 917-4682

Mifflin Co.

- A NEW LISTING - Nice location, 99 acres, 75 acres tillable former dairy farm 2,000 sq ft modular home w/full basement and garage new in 1998 Also 14'x70' mobile home, bank barn w/68 free stalls, large covered feed bunk area, 2 upright silos, and a trench silo Earthen manure pit, heifer barn, shop & equipment storage This facility had been used to milk over 100 cows Milking equipment & tank removed from the property Professional estimates indicate that this farm could be re-equipped w/a double 6 parlor and all milking equipment for \$65,000 \$349,000. CALL JOHN (717) 917-4682
- B 7 residential lots - all 1+ acre near McVeytown \$17,000-\$19,000. CALL JOHN (717) 917-4682
- C 16 acres of farmland with frontage on Rt 22/522 and old Rt 22 Perfect for houses No zoning \$114,900. CALL JOHN (717) 917-4682

Montour Co.

- 118 +/- acres bare land with 100 +/- tillable 90 ac of which is class 2 soil 18 acres wooded 2000+ feet of road frontage on Rt 54 No zoning Near Washingtonville Nice level land \$525,000. CALL JOHN (717) 917-4682

Northumberland Co.

- 13.5 acre veal farm ready for you and your family Near Danville, along Rt 54 400 head four room veal barn in excellent cond., built new in 1998 Nice feed room - set up to make it a handy family operation Concrete manure tank Business relationship with Marcho Farms 14' x 70' mobile home with 3 BR/2 BAs, in excellent cond New in 1998 This place is well cared for and priced right at \$299,900. CALL JOHN (717) 917-4682

Schuylkill Co. - NEW LISTING

- 36 acre horse/beef farm in a great location, close to Orwigsburg & Rt 78 Near Hawk Mt Beautiful two-story frame home with 3 bd, 2-1/2 baths, large family room with gas fireplace & central air This home is nicely decorated & in excellent condition - built new in 1982 & many new upgrades 36'x56' two-story bank barn built new in 1999, with three horse stalls and garage & shop area & upstairs storage Whoever said they don't build barns like they used to has not seen this barn 7 ac pasture with high tensile fence 5 ac meadow, 5 ac woods and 15 tillable acres 70'x96' corral A creek runs through the farm This is a beautiful property in move-in condition \$429,900. CALL JOHN (717) 917-4682.

Somerset Co.

- A One mile west of Somerset 118 acre farm with frontage on Rt 31, town water on property 55 acres tillable, 58 acres nicely wooded Great investment potential fantastic views, and good hunting Three bedroom frame farmhouse \$595,000. CALL JOHN (717) 917-4682
- B 125+/- bare land acres with 65 tillable nice farmland acres Privacy and seclusion available here Great building site & level terrain \$199,900 Road frontage and nicely wooded section CALL JOHN (717) 917-4682
- C 274 +/- acre farm previously used as a dairy farm with 150 acres tillable, 75 ac wooded, & 35 acres pasture Concrete silo, earthen trench silos, 44' x 90' bank barn garage/shop, & machinery storage Three bedroom, 1 1/2 bath frame home in fair-good cond Mobile home with addition Nice farming area near Stoystown, more close tillable land available to rent CALL JOHN for Pricing & Details (717) 917-4682
- D Near Berlin Beautiful 108 +/- acre dairy farm with 83 +/- tillable acres 80 free stalls with double 8 parlor Two concrete silos, two Harvestores, TMR mixer, Slurrystore Bank Barn Free stall barn needs some work Parlor in good condition You must see this home 5 bedroom frame home in move in condition, 2 bathrooms, two fireplaces \$539,900. CALL JOHN. (717) 917-4682
- E Near Somerset Peace and quiet 80 acre farm that has not been farmed for 22 years Lots of wildlife with great setting and acres of woodland 3 bedroom frame home in poor cond Lots of road frontage \$300,000. CALL JOHN (717) 917-4682
- Near New Centerville These two farms are contiguous
- F 500 acres with 350 tillable Acres of fenced pasture with water Two sets of farm buildings One tie stall barn was milked in several years ago Dairy has pipeline system & Bulk tank Beautiful setting Perfect for expanding farming operations \$970,000. CALL JOHN (717) 917-4682
- G 180 acres bare land with 100 tillable acres Stream frontage Land lays nice for farming 50x100 pole barn new in 2002 Great home and farm building site \$345,000. CALL JOHN (717) 917-4682

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Dairy Farm

119 acres. 40 head stanchion barn with silo. Amish set up. 3 family homestead. Large freestanding building. Montour County.

Ag Sales Retail Business - NW PA

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946 - HALIFAX - Farm w/24 329 ac's. Totally redone house & barn, new kit. & updated bth, 4BR-large FR w/fireplace. Great view from front porch & back deck. A must see!! \$285,000.

Century 21 Carl Snyder

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If You Have A Special Property You Need To Sell "Talk to Paul or Diana" (877) 327-0910 Direct Line



- **FRANKLIN CO.** - Faithfully restored 1800 colonial with center hall & six fireplaces English kitchen, heart pine floors, 4 full baths & original chair rail. Wonderful bank barn w/new roof in 2001 & pond. Very private setting on 9+ acres Call Diana today! \$425,000
- **ADAMS** - Beautiful country home in private location. Original restored log with classic addition Great room has stone FP & beamed ceiling. Huge custom kitchen, cathedral ceiling in 28x20 master suite, sunroom, mud room with bath. Wood & tile floors. Beautifully landscaped. Center-aisle barn has heated tack room, H&C wash stall, & fenced paddocks Professional dog kennels & yard. PLUS 2-bedroom guest/tenant home in excellent condition. Creek frontage. This is a pristine property on 15+ acres. \$545,000 (AD4540663-MRIS) **UNDER CONTRACT**
- **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)
- **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

This Is A Great Time To Sell! 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 Frederick, MD & easy access to I-70 & ski area. 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! Price Reduction! \$265,000 (HU4474346)
- **LEBANON** - 40+ acres adjoins State Game Lands. Rolling green pastures, mint-condition 3-bedroom home has great room with FP, custom kitchen, and deck off master suite. Wonderful center-aisle barn, loading shed, completely fenced for livestock. Perfect place for riding. 20 min. to Harrisburg. Call Paul today \$390,000 **UNDER CONTRACT**



Paul Gunder
Jack Gaughen Realtor ERA
717-762-7114 Ext. 116

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