

1840s RESIDENCE PROPERTY W/ VILLAGE OVERLAY

Saturday, November 2, 2024 • 1pm

3630 OLD PHILADELPHIA PIKE
INTERCOURSE, PA 17529

LOCATION, LOCATION, LOCATION!

Brick 1840 historic farmhouse situated on 2 parcels of 1/2 Acre with both parcels enjoying road frontage on Old Philadelphia Pike/ Rt. 340. Located in the heart of the number one tourist destination in all of Lancaster County... Intercourse, PA.

A charming property with open floor plans up and down, wired for two separate meters, living spaces and kitchens with a generous parking area. Live on the second floor and run a small family business within township regulations on the first floor or settle into a quiet life whilst relaxing in the professionally landscaped yard, complete with a two-story, well-built barn/shed and 8ft. privacy fence.

All original details are intact: original pine flooring, plaster walls, deep windowsills, fireplace with metal liner, wavy windowpanes, slate roof, and attached summer kitchen with original working hearth. All updates to the home have been lovingly implemented to reflect upon its historic integrity, as reflected in the handcrafted cherry kitchen cabinets and historically correct paint. The furnace has always been under a service contract, and all systems meticulously maintained, yearly.



Open Houses: Sat. Oct. 19, 10am-12pm
& Mon. Oct. 21, 5pm-6:30pm
Or Call For An Appointment



FEATURES

- RESIDENTIAL/VILLAGE OVERLAY
- HISTORIC FARM HOUSE
- TWO PARCELS

Auction for: Charles David Rupert
Attorney:

LEAD AUCTIONEER: John M. Hess



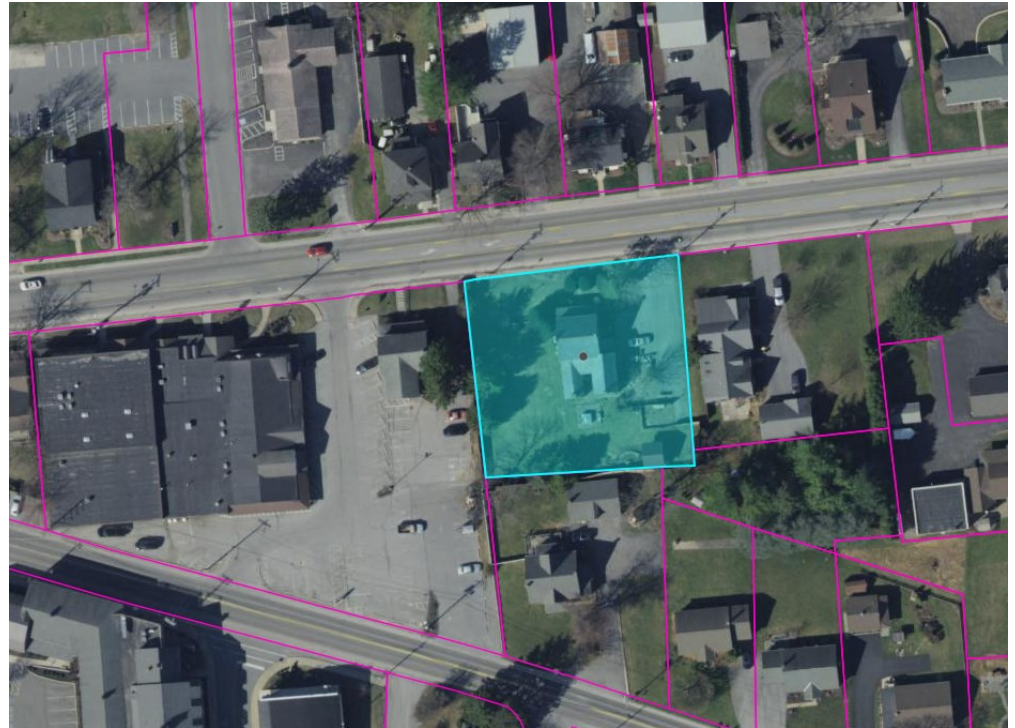
717-664-5238 or 877-599-8894

www.hessauctiongroup.com

contact@hessauctiongroup.com

Type: Two-Story Conventional
Construction: Masonry
Exterior: Brick
Roof: Slate
Square Footage: 2,708 sq.ft.
Lot Size: 0.51 acres
Year Built: 1840

Heating/Cooling: Radiators/Hot Water
Water/Sewer: Well Water/Public Sewage
Zoning: Suburban Residential/Village Overlay
Taxes: \$5,411
School District: Pequea Valley SD
Township: Leacock Twp



For information about financing call 717-664-5238

Real Estate Terms & Conditions: 10% down day of sale. Balance due at settlement on or before 45 days.
Announcements made on day of sale take precedence over advertised information.

LENDERS

Chris Karshin
Fulton Bank
717-682-0693
CKarshin@fultonmortgag
ecompany.com

Dwight Rohrer
Bank of Bird-In-Hand
717-572-1492
drohrer@bihbank.com

Megan Livengood
Bank of Bird-In-Hand
717-929-2208
mliven-
good@bihbank.com

Marvin Charles
Farm Credit
717-368-7387
mcharles@horizonfc.com

Dale Hershey
Univest
717-519-7077
hersheyd@univest.net

Jason R. Landis
First Citizens Community
Bank
717-575-7435
jrandis@myfccb.com

Josh Housekeeper
Ephrata National Bank
717-738-5473
agdept@epnb.com

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