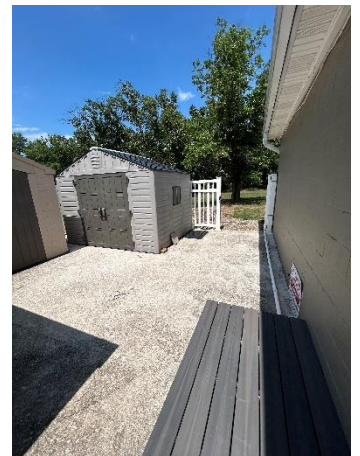


# REDDING AUCTION SERVICE, INC.

## PUBLIC SALE OF REAL ESTATE

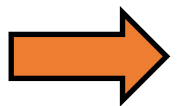
***2.41 Acres - 2,367 SqFt. – 4 Bedroom – 2 and a Half Bath Home – w/Shop Area and Partial Basement***



**Tuesday, September 10<sup>th</sup> @6:00PM**

**Located at: 1465 Fairfield Road, Gettysburg, PA 17325**

**First Floor:** 18'x10' Eat-In Kitchen w/Gas Stove, Whirlpool Dishwasher, Washer/Dryer Hookup, Tile Flooring, and Access to Outside and Garage, 11'x20' Dining Room w/Laminate Flooring and Kitchen Access, 13'x25' Living Room Area w/Brick Fireplace, Laminate Flooring, Ceiling Fan, and Front Door Access, 22'x10' Multi-Purpose Room w/Carpet Flooring, Built in Showcase, and Access to Bedrooms and Outdoor Entrance, 11'x6' Full Bath w/Walk-In Shower, Sink, Toilet, Laminate Flooring, and Access to Primary Bedroom, 16'x15' Primary Bedroom w/Carpet Flooring, 2 Closets, Windows, and Access to Full Bath and Back Patio, 16'x13' 2<sup>nd</sup> Bedroom w/Tile Flooring, 2 Closets, and Windows, 13'x13' 3<sup>rd</sup> Bedroom w/Tile Flooring, Closet, Built-In Shelving, and Windows, 15'x10' 4<sup>th</sup> Bedroom w/Laminate Flooring, Closet, and Large Windows, 6'x7' Remodeled 2<sup>nd</sup> Full Bath w/Tub Shower, Sink, Toilet, and Laminate Flooring, 20'x13' Shop Area w/Half Bath and Access to Basement, Back Yard Area, and Front Driveway



**Partial Basement:** Partial Unfinished Basement Housing Home Utilities

**Other Amenities:** 200 AMP Electric Service, Vinyl Siding, Architectural Roof, Large Paved Parking Area, and Ductless Mini-Split Heating and Cooling

**Home Facts:**

Built in 1939  
2.41 Acres

Ductless Mini-Splits  
Outdoor Shed

2,367 Sq.Ft.  
Taxes Approx. 3,973

Gettysburg School District  
Single Family Home

**Open House:**

**Tuesday, August 20<sup>th</sup> 5:00PM-7:00PM &  
Tuesday, August 27<sup>th</sup> 5:00PM-7:00PM**

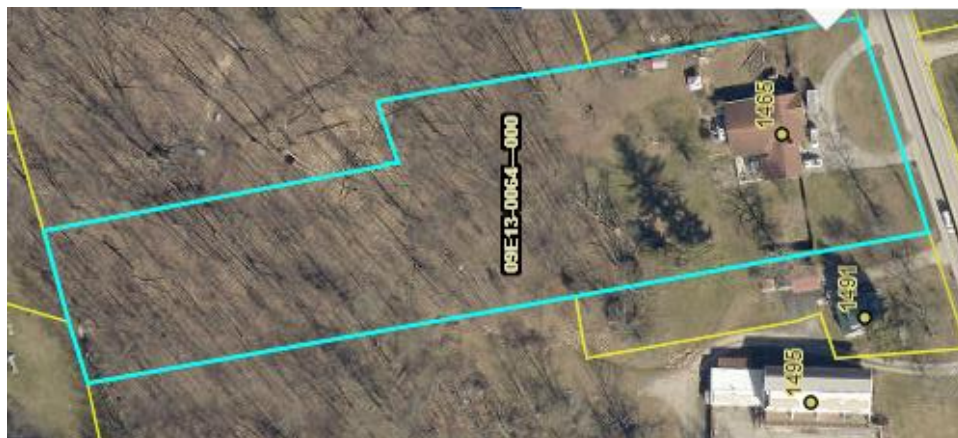
**Personal Inspection:**

By Appointment Only – Please Call 717-334-6941 to Schedule

**Auctioneers Note:** If you're looking for a very solid single-family home for yourself or investment, this is the one for you!

**Terms:** \$20,000.00 Down Day of Sale – Settlement Within 45 Days.

**Auction for Chuck and Linda Hall  
Richard Thrasher - Attorney**



**[www.reddingauction.com](http://www.reddingauction.com)  
Auction Zip #5077**



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