

Public Auction

Real Estate

Monday, May 17, 2010 ~ 6PM

RECENTLY REMODELED MANHEIM 4 UNIT

LOCATION: 23-25 N Main St, Manheim, PA

Directions: From Lanc. take 72N to square of Manheim, watch for sale sign.



THIS MAIN ST. MANHEIM COMMERCIAL/RESIDENTIAL 4 UNIT provides a significant income & features 2 residential & 2 commercial spaces. **UNIT 1** consists of a retail storefront with back office & half bath. **UNIT 2** hosts 3 bedrooms, full bath, eat-in kitchen & living room. **UNIT 3** includes 1 bedroom with full bath, living room, dining room, kitchen & unfinished basement. **UNIT 4** features a detached 1300 sq. ft. commercial retail warehouse with it's own heat, electric & half bath.

AUCTIONEER'S NOTE: ALL TENANTS PAY THEIR OWN UTILITIES. THIS PROPERTY PROVIDES HIGH VISIBILITY FOR RETAIL TENANT & PROVIDES AN EXCELLENT OPPORTUNITY FOR INVESTOR.

Open House: Shown By Appointment

For information about financing call 717-664-5238.

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

Auctioneers: John M Hess AU003484L
John Carl Jr. AU005263L
Phil Nissley AU002874L

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Website: www.hess-auction.com

Auction for: Frank Anthony
Attorney: Young & Young

**23-25 N. Main St.
Manheim, PA**

Lot Size: .15 acres

Heating/Cooling: Each Unit Has Its Own

Water/Sewer: Public

Zoning: CBD

School District: Manheim Central

****This fact sheet is provided as a courtesy to the purchaser of the property. Information included is believed to be accurate & has been provided to us by the consignor. John M. Hess Auction Service is not responsible for any clerical errors or misrepresentations by consignor in above printed materials. The purchaser is responsible to research and verify any and all information regarding this property.****

