

PUBLIC AUCTION - VALUABLE REAL ESTATE
FRIDAY, AUGUST 27, 2004 – 4 PM
798 KISSEL HILL RD., LITITZ, PA

Specifications

County:	Lancaster
Township:	Lititz Boro.
School District:	Warwick
Lot (Approx.):	.35 acre (85' x 31' x 131' x 105' x 151' corner lot)
Zoned:	Residential
Land Use:	Single family dwelling
House Type:	Bi-Level w/brick & vinyl siding
Year Built:	1985
Sq Footage (Approx.):	1156 sq ft
Kitchen (11' x 9'):	Hardwood floor; island; GE Profile 21.5 cu refrigerator-freezer; Kenmore electric flat-top range; GE PermaTuf dishwasher; garbage disposal.
Dining Room (12' x 10'):	Hardwood floor; opens to kitchen, living room and deck.
Living Room (14' x 13'):	Hardwood floor; CATV; picture window to front yard.
Bedroom #1 (10' x 9.5'):	Carpeted floor; window to front yard; closet.
Bedroom #2 (13' x 10'):	Carpeted floor; phone jack; window to front yard; closet.
Master Bedroom (13' x 11'):	Carpeted floors; CATV; phone jack; window to back yard; entry to master bathroom.
Master Bathroom:	Linoleum floor; toilet; large shower; sink & vanity; window to back yard.
Bathroom #2:	Linoleum floor; linen closet; toilet; tub/shower; sink & vanity; skylight.
Basement (23.5' x 13'):	Finished; propane fireplace (exterior tank); half-bathroom; laundry room (Amana HD washer & Whirlpool Estate electric dryer).
Garage:	2 car
Other Information:	Mature landscaping w/small fish ponds; paved driveway; screened deck (144 sq ft); concrete walkway; public water & sewer; central air; heat pump; electric water heater; 100 AMP electrical service; security system; 2 storage sheds; 2003-2004 RE taxes = \$2090.

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