

# PUBLIC AUCTION

2 BR Brick Ranch House and 2 Car Garage on .7 Acres

**COATESVILLE AREA**

**Tuesday, October 3, 2017 at 5:00 PM**

1114 Scott Drive, Coatesville, PA 19320, Caln Twp, Chester Co, Coatesville Area School District

From Coatesville head east on Lincoln Hwy E (Rt. 30) for 0.3 mi, left on N. 4th Ave for 0.2 mi, right on Coates St then straight on Blackhorse Hill Rd 0.8 mi, right onto Scott Dr to property on right.



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Sun Room 17 x 23    Kitchen 8 x 17    Living Room 16 x 19    Bedroom 11 x 13    Bedroom 11 x 13

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***This solid built brick, one owner home offers 1,829 sq. ft. of living space*** and is situated on a beautiful quiet lot with stately shade trees, flat front and rear lawns, and backed by trees. The house features a spacious sun room w/ceiling fan; eat-in kitchen w/refrigerator & pantry; living room w/hardwood floor, fireplace, built-in china niche & coat closet; full bath w/tiled floor; and two bedrooms w/hardwood floors. The house also has a pull down stairs attic access; full basement w/outside exit; oil hot water heat; on site well and septic; attached oversized 2 car garage; & a nice brick 14 x 28 rear patio.

**This property has a beautiful setting, paved drive & parking area, and is located within minutes of many conveniences! This property would also make a great investment!!**

**Taxes:** \$4,664 **Open House:** Saturday, September 16, 23 & 30 (1-3 pm) *or anytime by apt. call 610-286-5183*

**Terms:** 10% down day of sale; settlement within 45 days of sale    **Terms By:** Edwin H. and Shirley W. Eckert

Merle Eberly - Brian Oberholtzer  
Alvin Horning - C Ivan Stoltzfus CAI  
Horning Farm Agency, Inc. AY002091



**HorningFarmAgency.com**  
**610-286-5183**

**AUCTIONEERS - REALTORS - APPRAISERS**





Information is deemed correct but not guaranteed.



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**[HorningFarmAgency.com](http://HorningFarmAgency.com)**  
**610-286-5183**