

ESH  
R.E. AUCTION

Conowingo (Maryland)

## Valuable 2.11 Acre Farmette

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**(2) 2 Acre Approved Building Lots Adjoining 2.11 Acre Property (Sold Separate)**

# PUBLIC REAL ESTATE AUCTION

**3 Bdrm 2 Sty Dwelling, Horse Barn, Garage/Shop, Hoop Building, Fenced-In Pastures on 2.11 Acres**

**Wednesday, October 9, 2024 @ 2:30 PM**

**Location: 750 Bell Manor Rd, Conowingo MD 21918 (Cecil County)**

Directions: From Wakefield take Rt 222 S turn R onto Pilottown Rd continue onto Bell Manor Rd to property on left.



**3 Bdrm 2 Sty 1488 Sq Ft Dwelling w/Full Bath, Horse Barn, Garage/Shop, Hoop Building, Fenced-In Pastures on 2.11 Acres**

**First floor of home features** an eat-in kitchen/dining rm w/cabinetry, living rm w/beautiful stone fireplace, sewing rm, sun porch, mudroom, kitchen had new vinyl plank flooring and refinished hardwood floors thruout the remaining 1<sup>st</sup> & 2<sup>nd</sup> floors in 2022, **2<sup>nd</sup> floor** has 3 bdrms plus an additional storage rm that could easily be another bdrm, full bath, attic storage, **672 Sq ft basement** w/canned good storage, 40 gal LP water heater, **2<sup>nd</sup> floor had all new windows as well as some new doors & windows on the first floor in 2022.** **Outbuildings:** 12'x32' 2-stall horse barn w/feed/tack rm(new in 2022), detached garage/shop w/animal shelter lean-to, 20'x30' hoop building. **Also selling w/property** is a Kawasaki LP engine/air compressor skid unit, 500 gal air tank, 1000 gal LP tank, **All situated on 2 Acres w/plenty of fenced-in pastures for your animals,** natural stone wall landscaping, split rail fencing, mature shade trees, on-site well & sewer, Cecil County School District, Taxes: \$1679.92

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**Note:** Dandy opportunity to purchase an established 2 acre home located in Conowingo Maryland only a few miles from the PA line w/easy access to Rts 222, 272, 1 etc. Very economical taxes. Sellers are moving and want to sell!

**Terms:** 10% down @ auction. Settlement on or before December 6, 2024.

**Open House: Saturday September 21st from 1-3 PM & Tuesday, October 1st from 5-7 PM or by appointment. Contact auctioneer @ 717-327-1215 w/any questions or to schedule a private showing.**

**Attention Realtors:** 1% Broker Participation offered to realtors who are the successful buyers. Please preregister 48 hrs prior to the auction.

**We are now offering assistance with Bridge Loans and Down Payments. Call us @ 717-327-1215 for more information!**



**See more at [auctionzip.com](https://www.auctionzip.com) ID #44467**

**See back side also →**

**Auctioneers:**  
Elam Esh 717.327.1215  
Amos Stoltzfus 717.738.9157  
Leon Fisher 717.786.7217

LIC. #AY2246

**Auction For:**  
David & Malinda Esh  
717-925-7997





### - Dimensions -

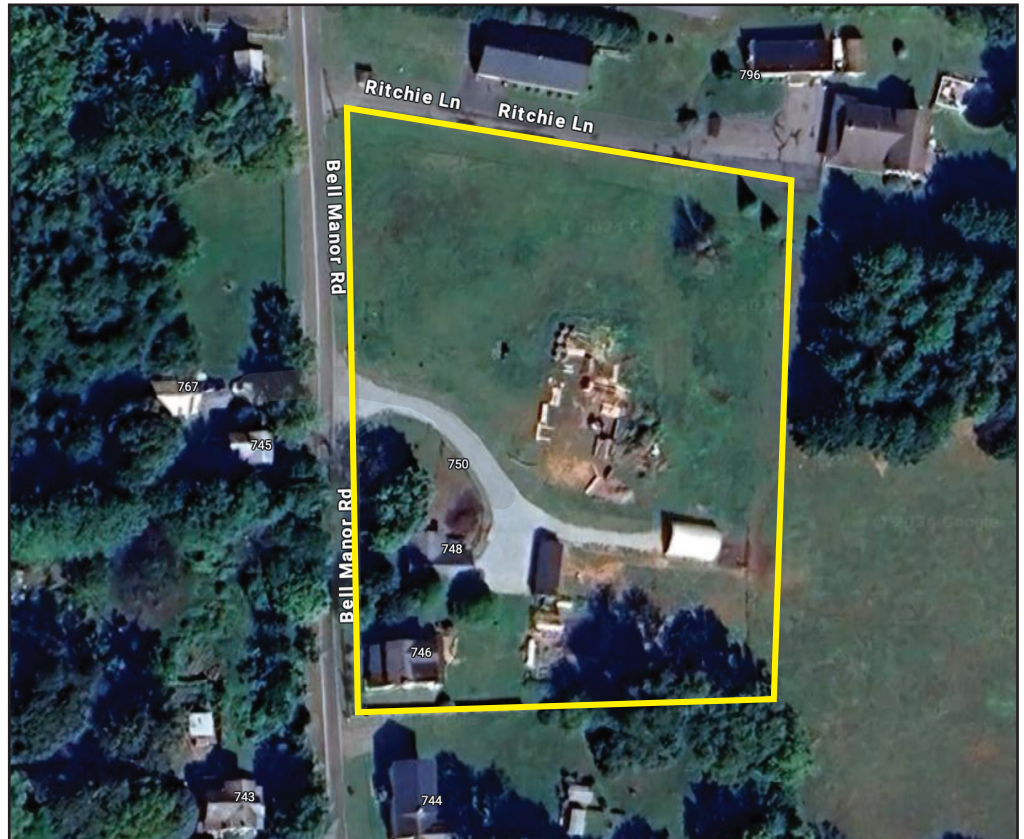
**Bedroom:** 11'x11'  
**Bedroom:** 9'x11'6"  
**Bedroom:** 7'5 x10'  
**Kitchen/Dining Room:** 14'x28'

**Pantry:** Cabinets  
**Living Room:** 15'x10'  
**Sewing Room:** 15'5"x9'  
**Mudroom:** 13'8"x6'

**Sun Porch:** 8'x23'  
**Full Bath:** 8'x4'5"

### PROPERTY INFORMATION

**Type:** 2 Story Home  
**Construction:** Frame  
**Year Built:** 1900  
**Roof/Condition:** Asphalt/Fair  
**Flooring:** Vinyl Plank/Hardwood  
**Living Room w/Fireplace:** Yes  
**Mudroom:** Yes  
**Laundry:** Yes/Mudroom  
**Pantry:** Cabinets  
**Bedrooms:** 3  
**Basement:** 672 Sq Ft  
**Baths:** Full  
**Deck:** 8'x10'  
**Windows:** Insu/Tilt-in  
**Garage:** 19'x36'  
**Barn:** 12'x32' New in 2022  
**Hoop Building:** 20'x30'  
**Heating:** Fireplace w/wood insert  
**Sewer:** On-site  
**Water:** On-site  
**Lot Size:** 2 Acres  
**Schools:** Cecil County Schools  
**Taxes:** \$1679.92



*Info deemed to be correct but not guaranteed.*

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