

Real Estate Auction

**BEAUTIFUL 15± ACRES
HOME & POND**

4.5± ACRES • BUILDING LOT

18 Oak Hill Road
Millville PA 17846
Pine Twp • Columbia County

SATURDAY, MAY 21ST
9:00 AM (Auction held on site)



Real Estate It's What's For Sale!

I would like to
thank the owners for
hiring my services.

Follow us on



*Beautiful 15± Acres
Home & Pond*



- Beautiful Home
- Stocked Pond
- 3 Car Garage
- Prime Hunting
- Peaceful Private Setting
- Horse Barn
- Large Country Style Kitchen
- 4 Bedrooms
- 2 Bath
- 2% Realtor Participation

Directions: From Millville, travel Rt. 42 N. for approximately 3.5 miles, veer right onto Oak Hill Road, travel 1.1 mile to property location on right & left. **Please watch for auction signs.**

*4.5± Acre
Building Lot*



- Private/Peaceful Building Lot
- Wooded
- Excellent Road Frontage
- Private Location
- Perfect for that Home/Cabin

Dustin C. Snyder • 570.546.2231 • 570.441.9357 • www.dustinsnyderauctioneer.com

Beautiful 15± Acres Home & Pond

PROPERTY DETAILS:

Address: 18 Oakhill Road
Millville PA 17846

County: Columbia

Township: Pine Twp

School District: Millville

Deed: 200610835

Parcels: 29-12-00205,
29-12-00201

Acres: 15± Acres

Zoning: Ag

HOME DETAILS:

Style: 2 Story Home

Interior: Plank Flooring

Bedrooms: 4

Bathrooms: 2

Additional Rooms:

- Living Room with Fireplace
- Kitchen with Maple Cabinets,
Electric Oven with Gas Stove
Top
- Dining Room

Utilities: Electric Heat, Wood
Fireplace, Oil Hot Water
Baseboard (2-275 Gallon)

Electric: 200 Amp

Garage: 3 Car Garage with
Full Bath above Garage/
Office

Water: Spring

Septic: On Site Conventional

Exterior: Vinyl

Foundation: Stone/Block

Roof: Tin/Partial Shingle-
Standing

4.5± Acre Building Lot

PROPERTY DETAILS:

Parcels: 29-12-00209

Address: Oak Hill Road,
Millville, PA 17846

County: Columbia

Township: Pine Twp

School District: Millville

Deed: 200610835

Acres: 4.5± Acres

Zoning: Ag



Map is a guide only, not to scale.



— AUCTIONEER —

Real Estate It's What's For Sale!

Dustin C. Snyder

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How to Buy at Auction:

1. Call and schedule a private tour
2. Log on and obtain bidders packet
3. Become preapproved by your bank
4. Arrive on auction day and bid comfortably

Registration: Any time or day prior to start of Auction on May 21, 2016 at 9:00 am.

Terms and Conditions: To be sold under owner's immediate confirmation. \$15,000 down on 15+/- Acres & \$3,000 down on 5+/- Acres in the form of cash, cashier or certified check, written to Dustin C. Snyder Escrow Account.

Contract: The successful high bidder will be required to sign a contract of sale immediately upon the conclusion of the auction with the deposit acting as a down payment.

Closing: Closing on or before 60 days.

Disclaimer: All information regarding the property for sale is from reliable sources, but no warranty is made by the Seller or Auctioneer. Sold with clean clear title. All information conveyed at auction takes precedence over written and verbal previous information.

Financing Available: Please contact a bank of your choice or contact Ag Choice Farm Credit at 570-524-2204.

