

Real Estate Auction

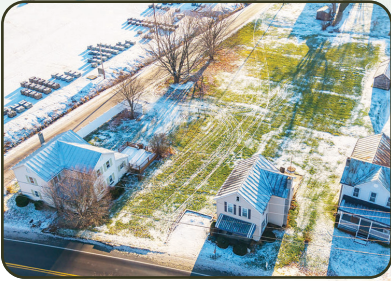
SATURDAY
JANUARY 17TH
2026

12:00 PM

(Auction held on site)

2 HOMES
PERFECT INVESTMENT
OPPORTUNITY

2974 & 2976 State Route 42
Millville, PA 17846
Greenwood Twp • Columbia County



- Two Residential Homes
- Both Homes Sell Together
- Ideal Income-Producing Property
- Live In One Home, Rent the Other
- Reserve Set to Sell
- Millville Area School District

Directions: From Millville, travel north on Route 42, approximately 1 mile, to property location on the right. **Please watch for auction signs.**



Real Estate It's What's For Sale!

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

Dustin C. Snyder

Cell: 570.441.9357

www.dustinsnyderauctioneer.com

AU-005484

Follow us on  

HOW TO BUY AT AUCTION:

- 1. *Call and schedule a private tour*
- 2. *Obtain bidder registration information*
- 3. *Secure financing or funds*
- 4. *Arrive auction day and bid with confidence*

Realtor Participation: 2% paid to Realtor/ Broker who registers successful high bidder.

Registration: Any time or day prior to start of Auction on January 17, 2026 at 12:00 pm.

Terms and Conditions: Both homes to be sold together. To be sold under owner's immediate confirmation. \$10,000 down in the form of cash, cashier or certified check, 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. Transfer tax to be split equally between buyer and seller.

Closing: Closing to take place on or before February 27, 2026.

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. Property sells with reserve. Being sold as is/ where is.

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



HOME 1



HOME 2

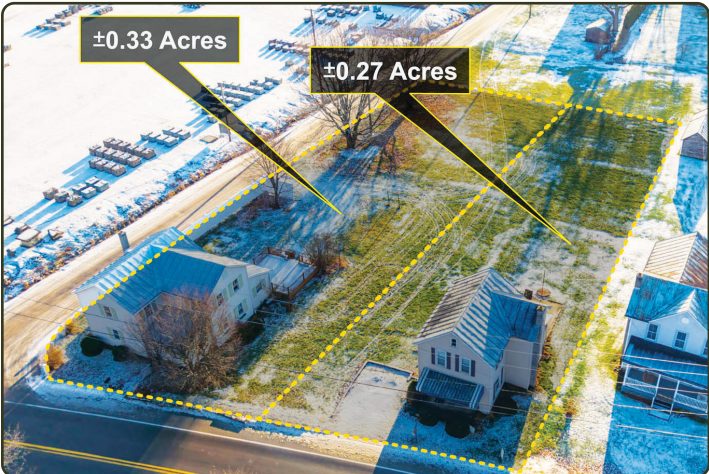


HOME 1 DETAILS:

Address: 2976 State Route 42, Millville, PA
County: Columbia
Township: Greenwood
School District: Millville Area
Deed: 202409195
Parcel: 17-02B-2101
Acres: .33
Taxes: \$1,496
Year Built: 1927
Square Feet: 1,661
Bedrooms: 3
Bathrooms: 1
Heat & Hot Water: Oil
Water: Well
Sewer: Public
Electric: 200 Amp
Exterior: Vinyl
Roof: Metal
Foundation: Block/Stone

HOME 2 DETAILS:

Address: 2974 State Route 42, Millville, PA
County: Columbia
Township: Greenwood
School District: Millville Area
Deed: 202409195
Parcel: 17-02B-02102
Acres: .27
Taxes: \$990
Year Built: 1919
Square Feet: 1,184
Bedrooms: 4 (or 3 with office)
Bathrooms: 1.5
Heat & Hot Water: Oil
Water: Shared well with Home 1
Sewer: Public
Electric: 200 Amp
Exterior: Vinyl
Foundation: Poured Walls



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