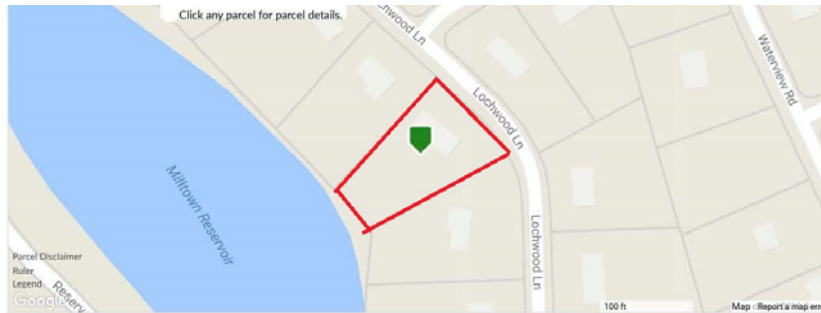


# TAX MAP



## ★FURNITURE & APPLIANCES★

Ladies Birdseye Maple Writing Desk; Victorian Loveseat; Pressed Back Rocker; Trestle Table; Cane Seat Rocker; Childs Rocker; Green Porch Rocker; Wicker Porch Furniture; Victorian Wall Mirror; Kneehole Desk; Drop Front Desk;  
Sofa Bed; Bookcases; Treadle Sewing Machine Stand; Dining Room Table; Coffee Table; Chairs; Cow Magazine Rack; Bakers Rack; Bar Stools, Clothes Tree; Lamps; Carpets; 5 pc. Black and Gold Bedroom Suite, SS Side by Side Refrigerator/Freezer; Chest Freezer; Washer; Dryer; Microwave; TV and More

## ★TOOLS, LAWN & GARDEN, HH GOODS★

(2) Nice Wooden Cabinets; Steel Shelving; Coolers; Totes; Ladders; Metro Shelf; File Cabinets; Shop Vacuums; Leaf Blowers; Garden Statuary; Gazing Balls; Garden Flower Cart; Garden Hand Tools; Plants; Brass and Irons; Brass Candlesticks; Linens; Glassware; Knick Knacks; Exerciser; Kitchen Wares; Nice Hot Coal Box; TV Trays; Lots of Framed Pictures, of all kinds; Dresser Box & More

# PUBLIC AUCTION

VALUABLE CHESTER CO. REAL ESTATE  
**Well Built Brick 1 Story Home w/Attached 2 car garage on a 1 Acre +/- Landscaped lot**

**36 Lochwood Lane**

**West Chester PA 19380**

**Quality Antiques, Furniture, Glassware,  
Books, Tools & Household Goods**

**Thursday, July 26, 2018 - 4:00 PM**

**Real Estate To Be Sold At 6:00PM**



Barr/Davis Auctioneers, LLC  
Route 30 & Pequea Ave  
P.O. Box 7, Gap PA 17527  
(717) 442-9221  
(610) 384-8433  
[www.barrdavis.com](http://www.barrdavis.com)

**ADDRESS:** 36 Lochwood Ln West Chester, PA 19380

**DATE:** Thursday July 26, 2018 – 4:00PM, Real Estate 6:00PM

**OWNER:** Geraldine B. Connor

**★FEATURES★**

Well Built and kept stylish 1 Story home with an attached 2 car garage on a landscaped 1 acre +/- lot with mature trees & shrubbery. Popular location with easy access to major routes. Don't Miss It!

**★SPECIAL FEATURES★**

Living Room brick fireplace and built in bookshelves  
Family room stone fireplace w/ propane logs  
Cathedral ceiling & 2 Skylights w/2 ceiling fans  
Custom Island kitchen w/ breakfast bar w/sink  
Full Unfinished basement w/ ½ bath & outside entrance  
Hardwood floors throughout except family room  
Lighted Closets  
6' X 30' Covered Front Porch  
8' X 18' Brick Patio  
10' X 24' Concrete Patio

**★PURCHASE PRICE INCLUDES ★**

Built In Dishwasher      Electric Wall Oven  
Electric Cook-top      Garbage Disposal

**★REAL ESTATE AUCTION TERMS★**

10% Down payment day of Auction.  
Balance by August 31, 2018.

Buyer pays all Realty Transfer Taxes.

*Buyers have the opportunity to make an offer to purchase this property prior to the auction under the auction terms.*

**★OPEN FOR INSPECTION★**

Sunday June 24, 2018 from 2-4<sup>pm</sup>  
Tuesday June 26, 2018 from 4-6<sup>pm</sup>

*Call Auctioneers for complete brochure or private showing.*

**★DIRECTIONS★**

From West Chester, take Rt 3 East to Strasburg, Rd, Turn left to Lochwood Lane; Turn right to property on Right.

*The information contained in this brochure is believed to be accurate, but is not guaranteed.*

**STYLE:** Brick Rancher

**YEAR BUILT:** 1965

**LOT DESCR:** 1. Acre +/- Lot (Plot Plan on Back)

**ZONING:** R2

**TAX PARCEL:** 53-06B-0030

**DEED REF:** Book 646 – Page 585

**LIVING AREA:** 2,192 Sq. Ft.

**TAXES:**      **YEAR: 2018**

\$4,720

**School:** West Chester Area

997

**County:** Chester

285

**Municipal:** East Goshen Twp

\$6,002

**TOTAL**

**3 Bedrooms 2 1/2 bath**

ROOM	SIZE	LEVEL	COMMENT
FOYER	6X16	1 <sup>ST</sup>	Brick
LIVING	15X19	1 <sup>st</sup>	Hardwood
DINING	12X12	1 <sup>st</sup>	Hardwood/WW Carpet
KITCHEN	14X15	1 <sup>st</sup>	Hardwood
FAMILY	13X24	1 <sup>st</sup>	WW Carpet
BEDROOM	15X15	1 <sup>st</sup>	Hardwood
BEDROOM	12X13	1 <sup>st</sup>	Hardwood
BEDROOM	12X15	1 <sup>ST</sup>	Hardwood/ WW Carpet

**BATHS:** 2 Full on 1<sup>st</sup> Flr/ ½ on Lower Level

**LAUNDRY:** Area in Basement

**HEATING:** Oil Hot Water/ Baseboard 3 Zones

**WATER HEATER:** Summer/Winter hookup

**BASEMENT:** Full/Concrete Flr/Outside Entrance

**GARAGE:** 2 Car Attached/2 Electric Openers

**WINDOWS/DOORS:** Insulated Windows

**WATER:** Public

**SEWER:** Public

**ROOF:** Shingle/Metal over Family Room

*The information contained in this brochure is believed to be accurate, but is not guaranteed.*