

MLS #: M2814152A (Active) List Price: \$1,899,000

12917 Ridgewood Dr. & 5711 Leisure Lane Hesston, PA 16647



Units: 2
Apx Year Built:
Main SqFt:
2nd Lvl SqFt:
3rd Lvl SqFt:
Total SqFt:
Garages: 3.00
Garage Type: Attached, Detached, Multiple
Off Street Parking:
Current Rent Certificate: No

Unit #:
Area: Seven Points
Region: Penn
County: Huntingdon
Zoning: None
Flood Zone: No
Apx Acreage: 9.35
Frontage Feet:
Depth Feet:

Legal Description: 2016/4805, 1002/3553

Tax ID: 36-07-04.11 & 36-04A-46

Total Taxes: 7936.16

Tax Year: 2017

Special Assessment:

Assessed Value:

Land Assessment:

Building Assessment:

Wtr/Swr Expense:

Heat Expense:

Electric Expense:

Property Features: Rolling, Year Round Access, Semi-Wooded, Semi-Private, Laundry Facilities, Multiple Houses, On Paved Road, On Public Road, Protective Covenants, Separate Water/Sewer, Handicap Access

ElemSchl:

Jr/Midl: Middle School

HighSchl: Hunt High Sch

Unit #	Unit SqFt	Rent	Bedrooms	Lvn Rm	Dng Rm	Kitn	FB	3/4 Bath	1/2 Bath	Stove	Frig	DW
1	4832		5	Yes	Yes	Yes	3	1		Yes	Yes	Yes
2	3700		5	Yes	Yes	Yes	3		1	Yes	Yes	Yes

Water Type: Well

Sewer Type: Mound Septic

Fuel Type: Propane

Heating Type: Forced Air, Geo Thermal, Heat Pump

AC Type: Central

Electric Amps:

Driveway: Black Top, Gravel

Heat Separate by Unit: Yes

Water Separate by Unit: Yes

Electric Separate by Unit: Yes

Coin Op Wash/Dry:

Instructions/Directions: Call to see if occupied by short term rental.

Public Comments: 2 of the Raystown Lake Region's finest vacation rental properties for sale together. Both of these properties have an established income stream (available upon request and receipt of signed non-disclosure), long and predictable rental history, good maintenance and a great (5 star) review history. Here is your chance to get in on the rental market in one of the best outdoor activity places around the East Coast. DirtFest is held here each year on the mountain bike trails in the area (www.allegrippistrails.com) and the area's 2 large marinas provide boating access to the largest man-made lake wholly within the state of Pennsylvania (www.raystown.org).

Information Herein Deemed Reliable but Not Guaranteed

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