

Tax Map



48 Germantown Avenue Christiana PA 17509

2 Story Home 3 Bedroom

Large Eat in Kitchen



\$169,900.00



Route 30 & Pequea Ave
P.O. Box 7, Gap PA 17527
(717) 442-9221
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Listing Agent: Robin Coffroth
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ADDRESS: 48 Germantown Avenue, Christina PA 17509

PRICE: \$169,900.00

OWNER: Ephraim K. & Sadie L. Beiler

★FEATURES★

**Don't Miss This Beautiful Home on a Quiet Street
With a view of the park!**

★SPECIAL FEATURES★

★★Economical Natural Gas Heat★★

★★Replacement Windows Throughout★★

★★Rocking Chair Front Porch Looks out over
the Creek and the Park★★

★★Off Street Parking★★

★★Newer Kitchen★★

★★Convenient to Rts. 40 & 30 and Chester County★★

★★Lot Backs up to Wooded Area★★

★★Public Water and Sewer★★

★★Full Walk-up Attic★★

★DIRECTIONS★

Route 30 to Route 41 S. to Christiana. Right on Newport.
Right on Sadsbury. Left on Bridge. Cross RR tracks.
Right on Water. Left on Germantown

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

STYLE: 2 Story Colonial
YEAR BUILT: 1905
LOT DESCRIPTION: .13 Acres +/-
TAX PARCEL: 060-70179-0-0000
DEED REFERENCE: 0143.001
ZONING: Residential
LIVING AREA: 1350 Sq. Ft.

TAXES: **YEAR: 2018**
 \$3,062 **School:** Octorara Area
 \$352 **County:** Lancaster
 \$436 **Municipal:** Christiana Boro
 \$3,850 **TOTAL**

3 Bedrooms 1 Bath

ROOM	SIZE	LEVEL	COMMENTS
MUD/UTILITY	10'x6'	MAIN	Vinyl
LIVING RM	15'x10'	MAIN	Laminate Floor
DINING AREA	15'x11'	MAIN	Laminate Floor
KITCHEN	18'x11'	MAIN	Laminate Floor– Eat - in
BEDROOM	15'x11'	UPPER	Wall to Wall Carpet
BEDROOM	15'x6'	UPPER	Wall to Wall Carpet
BEDROOM	15'x8'	UPPER	Wall to Wall Carpet
HALL BATH	8'x6x	UPPER	Vinyl Floor

BATHS: 1
LAUNDRY: Area in Basement
HEAT/COOL: Gas
WATER HEATER : Natural Gas
WINDOWS/DOORS: Insulated
BASEMENT: Full-Unfinished
GARAGE: None - Driveway
WATER: Public
SEWER: public
ROOF: Shingle

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