



QUAKERTOWN, PA

34 S. 3rd Street
Quakertown, PA 18951





ABOUT THE PROPERTY

Alderfer Auction presents a triplex apartment building and a 2-bay garage conveniently located within walking distance from downtown Broad Street in Quakertown, PA. The triplex is a colonial home containing three individual apartments - 2-bedroom, 1-bedroom, efficiency and 2-car garage with storage. Two units and garage occupied. Each unit is supplied with their own electric service for heat, hot water and electric. The apartments are nicely finished in good condition. House is sided and capped, replacement windows throughout and roof replaced/repared after 2011. Outside porches contain composite flooring.

2-bay garage is spacious and provides added rental income. Excellent opportunity to own a great investment property; and with the 2-bedroom unit unoccupied, a great owner-occupied option.

AUCTION DETAILS

Real Estate Auction

Wednesday, September 15th at 4:00 PM

Registration day of auction will begin at 3:00 PM.

Live On Location In Quakertown and Online at www.AlderferAuction.com

Property Address: 34 South 3rd St., Quakertown, PA 18951

Open Houses: (Appointment Requested)

Thursday, August 19th from 3:00 PM - 6:00 PM

Wednesday, August 25th from 3:00 PM - 6:00 PM

Tuesday, August 31st from 1:00 PM - 3:00 PM

Realtor Assisted Showings By Appointment Only:

Email RealEstate@alderferAuction.com




**INVESTMENT
PROPERTY
AUCTION**

TERMS AND CONDITIONS

- Home subject to seller confirmation.
- Buyer's Premium: 10% will be added to the hammer price to render the final price of the home.
- The winning bidder will hand deliver the certified funds or cash for \$10,000 deposit at time of auction.
- Settlement on or before November 30, 2021.
- Broker Participation Welcome. We pay Buyer's Agents.

CONTACT US

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 www.alderferauction.com