List Number	18-4439	**List Price**	$ 24,900
Property Type	Lot/Land	**Acres +/-**	2.33
Status	Active	**Lot/Land Dimensions**	153x705
Foreclosure	No	**Road Frontage**	153.00
Zoning	None		

Address: Lot# 2 192 Tinker Brook Rd
City: Clifford Twp **State: PA Zip:** 18470

Provided as a courtesy of
Jane G Matthews
((570) 498-3098
Gerber Associates RE Inc.
((570) 222-9600
Office Code: g021

 # Lots for Sale

 # Lots in Developmnt

Development Size

County	Susquehanna	**School District**	Mountain View
Zoning	None	**Region**	Dundaff
Latitude	41.676085	**Longitude**	-75.546187

Tax Mun	Clifford Township	**Tax Inf**	TBD
Tot Asmt		**Est Ttl Taxes**	$ 350
Est Cty Tax		**Est Mun Tax**	
Est Sch Tax			

Tax ID Number	247.00-1,021.00,000	**Lot/Block/Section**	
Deed Book/Page	201409475	**Tracts(Seprt Deeds)**	No

Lot Description:	ToBe Subdivided	**Utilities/Imprvmnts:**	None
Oil Gas Min Rights:	Prop Subject to Lse: No	**Community Amenities:**	Lake(s); Ski Slopes
Road:	Public: Municipal	**Tax Benefits Program:**	None
Water at Site:	None	**Possession:**	Settlement
Waste at Site:	Perc-Current	**Financing:**	Cash; Conventional
Topography:	Level; Slope - Rear2Front		
Builder:	Unknown		
Miscellaneous:	None		

Directions: From Dundaff corners: Head towards Elk Dale on Elk Dale Rd. 1.6 miles take a right on Tinker Brook Rd. .4 miles, property is on the right.

Public Remarks: 2.33 acres of build able land near Elk Mountain Ski Resort. Lakes, golf, and Rail Trail nearby. Perc test passed and current. OGMs transfer to buyer. Driveway already on-site. Multiple parcels available see MLS# 18-4438 for adjacent properties. Can be purchased together or separately.

Agent DOM	14		**Cumulative DOM** 14