MLS #: R2815035A (Active) List Price: $139,900 **7763 Sunrise Camp Rd Huntingdon, PA 16652**

House Style: 1 Story, Cabin
Bedrooms: 2
Full Baths: 0
Half Baths: 0
3/4 Baths: 1
Total Baths: 1
Apx Year Built: 1977
Above Grade SqFt: 720
Below Grade SqFt:
Total SqFt: 720
Garage Stalls: 0.00
Garage Type: None

Unit #:
Area: N Hunt Co
Region: Miller
County: Huntingdon
Zoning: Other
Flood Zone: No
Apx Acreage: 10
Frontage Feet:
Depth Feet:
Mobile/Mfg Home: None

Legal Description: DBV 585/181
Tax ID: 29-09-02.1 **Total Taxes:** 330.00 **Tax Year:** 2019
Special Assessment: **Assessed Value:** 10160 **Avg Utilities:** **Association Fee:** 0.00
Property Features: Deed Restrictions, Electric to Property, Rolling, Wooded, Year Round Access, Secluded, On Public Road
Amenities: Deck, Eating Area In Kitchen, Fireplace-Stone
ElemSchl: Standing Stone Elem **Jr/Midl:** Middle School **HighSchl:** Hunt High Sch

Level	Room	Size	Description
Main	Living	19' x 23'	Includes Kitchen Area
Main	3/4 Bath		
Main	Laundry	8' x 5'	Utility Room w/side door
Main	Bedroom	9' x 11'	w/closet
Main	Bedroom	9' x 11'	w/closet

Included: Fridge, Stove, Misc. Items
Not Included: Microwave

Water Type: Well
Sewer Type: Other
Fuel Type: Electric, Wood
Heating Type: Baseboard
AC Type: None
Electric System: 100 Amp Breakers
Driveway: Dirt, Gravel

Walkout Basement: No
Basement: Crawl
Exterior: T111
Roof Type: Shingle
Window Type: Single Pane with Storm
 # Fireplaces: 1
Fireplace Type: Insert

Instructions/Directions: From Huntingdon, Penn Street to Stone Creek Ridge Road. Travel around 9 miles on the ridge and turn left on Sunrise Camp Road. Property will be on the right in a little over half a mile.

Public Comments: Ideal setup for Penn State weekends! Quiet, secluded camp on 10 acres with lot of mature hardwoods. On top of Stone Creek Ridge. Very near large tract of State Game Lands and Standing Stone Trail. Small stream. The cabin was a Wickes pre-assembled vacation home and finished by the owner. Enter from large deck into the living area with knotty pine walls and large stone fireplace with wood stove insert. Kitchen has knotty pine cabinets. Ceiling, floors and walls are all insulated. Electric baseboard heat in kitchen and bedrooms. Block foundation with crawl space.

Information Herein Deemed Reliable but Not Guaranteed
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