

MLS #: R2814848A (Active) List Price: \$76,900

10280 Sanders Drive Huntingdon, PA 16652



House Style: Mobile Home/LO  
 Bedrooms: 3  
 Full Baths: 1  
 Half Baths: 1  
 3/4 Baths: 0  
 Total Baths: 1.5  
 Apx Year Built:  
 Above Grade SqFt: 1268  
 Below Grade SqFt:  
 Total SqFt: 980  
 Garage Stalls: 0.00  
 Garage Type: None

Unit #:  
 Area: N Hunt Co  
 Region: Henderson  
 County: Huntingdon  
 Zoning: None  
 Flood Zone: No  
 Apx Acreage: 1  
 Frontage Feet:  
 Depth Feet:  
 Mobile/Mfg Home: Additions,  
 Singlewide

Legal Description: 772/699

Tax ID: 15-01A-11

Total Taxes: 823.42

Tax Year: 2019

Special Assessment:

Assessed Value: 13040

Avg Utilities:

Association Fee: 100.00

Property Features: Shed, Year Round Access, Semi-Wooded, Semi-Private, OK for Mobiles, On Private Road, Protective Covenants

Amenities: Ceiling Fan(s), Eating Area In Kitchen, Furnishings, Florida Room, Satellite Dish

ElemSchl:

Jr/Midl:

HighSchl: Hunt High Sch

Level	Room	Size	Description
Main	Living	13 x 16	Carpet and Ceiling Fan
Main	Kitchen	13 x 13	Eat in Kitchen
Main	Bedroom	7.5 x 10	Carpet
Main	Bedroom	13 x 13	Carpet
Main	Bedroom	11 x 11	Carpet and 1/2 bath

Included: Refridgerator, range/oven, washer/dryer and most furnishings (see list).

Not Included:

Water Type: Well

Sewer Type: Septic Tank

Fuel Type: Oil

Heating Type: Forced Air

AC Type: Central

Electric System: 100 Amp Breakers

Driveway: Gravel

Walkout Basement: No

Basement: None

Exterior: Aluminum Siding

Roof Type: Metal

Window Type: Other/See Remarks

# Fireplaces: 0

Fireplace Type: None

Instructions/Directions: From Huntingdon take Rt 26 North about 10 miles to Stone Creek Ridge Road on the right. Take Stone Creek Ridge Road approx 5 miles to McCall Hill Road on right. Take McCall Hill Road for about 1 mile to Evergreen Road on left. Take Evergreen .28 miles to Sander's Drive on right.

Public Comments: Strategically located in a quiet recreation development between Huntingdon and State College. Perfect as a home base for PSU football, hunting, fishing and a assortment of outdoor activities. Close to Greenwood State Park state games lands and state forests. Well maintained 1989 14 x 70 mobile home with an added 3 season room. Most furnishings to convey. Three season room sq. footage is not heated, is 288 sq/ft. and not included in the above grade square footage.

Information Herein Deemed Reliable but Not Guaranteed

MLS #: R2814848A