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REALTORS & AUCTIONEERS
FARM & LAND DIVISION

AY# 002026

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112.1 Acres w/Tiny Home in Perry Co. *List Price: \$689,000 \$679,000*

**Make
Offer!**



112.1 acres of wooded land located in the Raccoon Valley area of Perry County. The property features maintained driving trails throughout, making it easy to access for hunting, recreation, hiking, or ATV use. The land supports a healthy population of deer, turkey, and other wildlife, with several tree stands already in place. Small spring-fed streams run through the property, and access to the land crosses stocked Raccoon Creek via a bridge. Known for its trout fishing, the creek adds to the property's recreational appeal. The property also offers views of Tuscarora Mountain and has a history of generating periodic timber income while maintaining relatively low ownership costs. Recent improvements include a tiny home with well and septic that is currently used as a short-term rental and is rented most weekends, providing supplemental income. The existing improvements offer flexibility for continued rental use, a hunting camp, or a temporary residence while building. Whether you're looking for a recreational property, hunting retreat, investment tract, or future homesite, this property offers a combination of accessibility, privacy, and multiple potential uses, all within reasonable driving distance of Harrisburg and surrounding areas.



J. Meryl Stoltzfus 717-629-6036

Gerald Nolt 717-582-6589

Beiler-Campbell Realtors & Auctioneers



Toll Free 888-786-8715

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