



HAPPY MOUNTAIN CAMP

on the popular Pine Creek

An exciting opportunity to own a property along the beautiful Pine Creek. Located in a quiet neighborhood, this three-bedroom, two-bath home offers endless potential and stunning creek views.

The home features a cozy living room with a large window overlooking the water, a brand-new kitchen completed in 2025, and a warm dining room with a fireplace. Additional highlights include a game room, basement with extra sleeping cots, and an attached two-car garage providing ample storage.

Outdoor living is a standout feature, with a spacious porch just steps from the creek, a creekside campfire area, and a private pickleball court. Rails to Trails access is conveniently located directly across the street.

The sale includes extensive furnishings and recreational amenities, including a fully furnished kitchen, dining room, and living room, washer and dryer, board and card games, floor shuffleboard, foosball table, pickleball set, 13 adult bikes, six children's bikes, and six kayaks with paddles.



SET UP FOR SHORT TERM RENTALS, WHERE MEMORIES ARE MADE.

PROPERTY TO BE SOLD VIA INTEL AUCTIONS PHONE BIDDING

Starting Bid: \$325,000 Bidding Ends: Wednesday, April 22 @ 6:00 PM

Bid as often as desired. Bid from the privacy of your home. Call auctioneers to inquire on the current bid status.

Call for private showing - (717) 799-4264

Settlement on or before June 12, 2026. | Down payment \$30,000, due day of sale.

SELLERS Windy Hill Rentals LLC LOCATION 271 Ramsey Dr, Jersey Shore, PA

Henry Kauffman Jr.
Central & Western PA
(717) 799-4264

Daniel King AU006299
(717) 917-5844

Joel Yoder AU006463
(610) 750-2427

Steve Stoltzfoos
(717) 847-3537



View our current auction listings
at intelauction.com

Property Lines



Disclaimer: Property lines shown are for illustration purposes only and are not survey guaranteed. Boundaries are approximate. For exact dimensions and verified borders, buyers should consult a licensed surveyor.

Property & Tax Information

HOUSE: **1973 w/recent updates**
CONDITION OF BUILDINGS: **Great**
TAXES: **\$2616.72**

ZONED: **Residential**

TOWNSHIP: **Cummings**

SEWER TYPE/LOCATION:

Septic tank is behind the house under the little wishing well.

WELL LOCATION:

Well is located in front of the house by the little tree on the left side of the sidewalk.

Points of Interest

Near Happy Mountain Camp, Jersey Shore, PA



1. PA Grand Canyon

2. Sand Run Falls

3. Hammersley Wild Area

4. Ole Bull State Park

5. Susquehannock State Forest

6. Pine Creek Rail Trail

7. Ski Sawmill Resort

8. McIntyre Wild Area

9. Golden Eagle Trail

10. Hyner Run State Park

11. Little Pine State Park

12. Bucktail State Park Natural Area

13. Upper Pine Bottom State Park

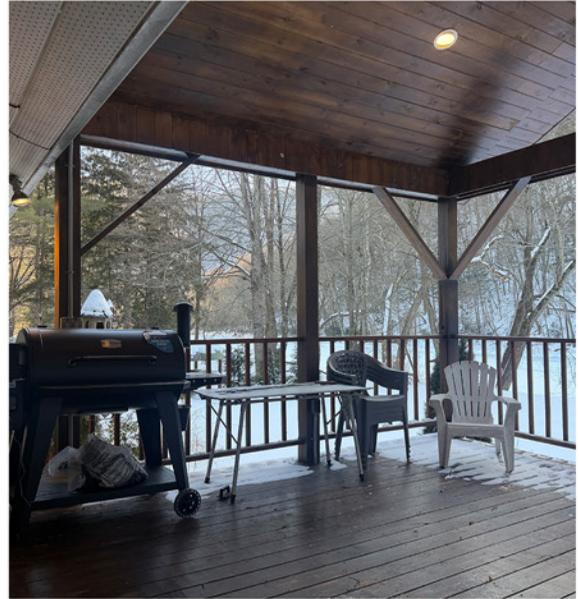
14. World Of Little League Museum

15. Tiadaghton State Forest

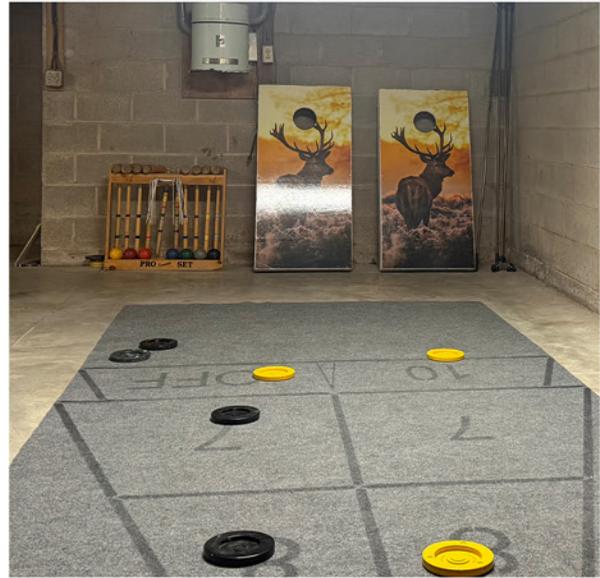
16. Historic Jersey Shore Iron Bridge

Happy Mountain Camp is nestled on the edge of the Pennsylvania Wilds. With close proximity to the Pine Creek and the PA Grand Canyon, this locations offers never ending opportunities to see the beauty that Pennsylvania offers. Explore to your heart's content!

Gallery



Gallery

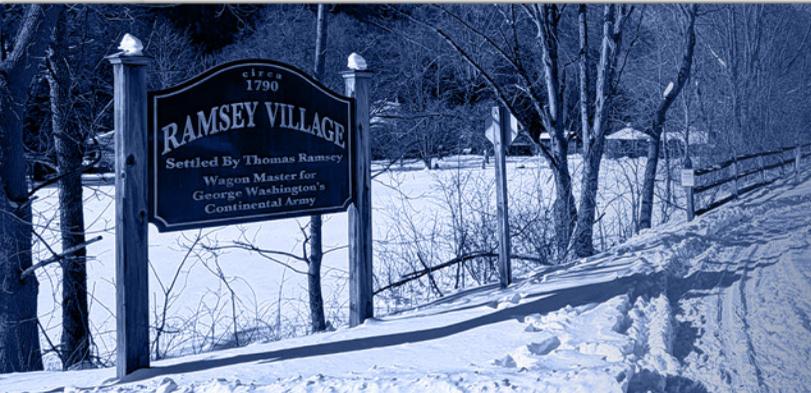


Gallery



Pine Creek Rail Trail

is located across the street from Happy Mountain Camp



UPCOMING AUCTIONS & EVENTS

- FEBRUARY 21 (10AM) - 2650 OLD PHILADELPHIA PIKE, BIRD IN HAND, PA - LEVI & RACHEL BEILER**
Exceptional 3-unit apartment house on 0.71 acres. 2 car garage, outbuildings, tenant occupied. *EXCITING LOCAL INVESTMENT!*
- FEBRUARY 23 (5PM) - 2538 SIEGREST RD, RONKS, PA - MAHLON & MIM ESCH**
0.71 acre country home. 3 bedroom, 2 bath house with attached 2 car garage. Spacious outside deck, large backyard. *Desirable country setting!*
- FEBRUARY 25 (6PM) - 121 SUSANNA ST, 1961 GEORGE ST, DALMATIA, PA - ALLEN & MERV PETERSHIEM**
Profitable investment! 2 single family homes plus a 3 unit apartment on one parcel. Has recent upgrades!
Offstreet parking, backyard area. 5 monthly incomes! **SELLS VIA INTEL AUCTIONS PHONE BIDDING**
- FEBRUARY 27 (5PM) - 2030 N 5TH STREET, HARRISBURG, PA - DANIEL & RUTH GLICK**
1 unit 3 bed, 2 bath apartment building. Tenant occupied. \$21,600 yearly income. Minutes from Farm Show Complex.
SOLID INVESTMENT! **SELLS VIA INTEL AUCTIONS PHONE BIDDING**
- FEBRUARY 27 (6PM) - 618 RADNOR STREET, HARRISBURG, PA - DANIEL & RUTH GLICK**
1 unit 3 bed, 2 bath apartment building. Tenant occupied. \$21,000 yearly income. Minutes from Farm Show Complex.
GREAT INVESTMENT! **SELLS VIA INTEL AUCTIONS PHONE BIDDING**
- MARCH 11 (5PM) - 720 LEHMAN STREET, LEBANON, PA - EMANUEL FISHER**
Solid 5 unit investment! Brick building with 5 units, recent updates, tenant occupied.
SELLS VIA INTEL AUCTIONS PHONE BIDDING
- MARCH 11 (6PM) - 350 N 7TH STREET, LEBANON, PA - AMOS FISHER**
Completely remodeled 2 unit! Tenant occupied. Solid investment with low maintenance.
SELLS VIA INTEL AUCTIONS PHONE BIDDING
- MARCH 13 (6PM) - 634 COATES ST, COATESVILLE, PA - WHITE HORSE RENTALS LLC**
Great investment property. 2 bed, 2 bath apartment, lots of extras. **SELLS VIA INTEL AUCTIONS PHONE BIDDING!**
- MARCH 18 (5PM) - 201 W MARKET ST, WILLIAMSTOWN, PA - TRUE NORTH INVESTORS LLC**
Solid 3 unit investment property! Updated and low maintenance. Tenant occupied. **SELLS VIA INTEL AUCTIONS PHONE BIDDING!**
- MARCH 18 (6PM) - 33 N FOURTH ST, HALIFAX, PA - TRUE NORTH INVESTORS LLC**
Prime 2 unit investment home. Recent updates including new roof. Tenant occupied. **SELLS VIA INTEL AUCTIONS PHONE BIDDING!**
- MARCH 21 (8AM) - 11 FURNACE ROAD, BART, PA - BART SELECT BOOK AUCTION**
780 lots of selected books from various consigners! Exciting lineup of quality books!
- MARCH 25 (6PM) - 3906 COLUMBIA AVE, MOUNTVILLE, PA - DANIEL & ELIZABETH BEILER**
Great Investment! 4 unit apartment with recent updates. Tenant occupied. Local investment, just outside of Lancaster!
SELLS VIA INTEL AUCTIONS PHONE BIDDING!
- APRIL 2 (6PM) - 425 CIDER PRESS RD, LOCK HAVEN, PA - ERVIN STOLTZFUS**
3 acres with a new home built in 2022. Woods, stream, great location. **SELLS VIA INTEL AUCTIONS PHONE BIDDING!**
- APRIL 8 (6PM) - 6142 BEAVERDAM RD, NARVON, PA - DAVID & PRISILLA BEILER**
3.03 acres with modern family homestead. 4 bed, 2 bath house, horse barn, pastures, outbuildings. Loaded with extras!
- APRIL 11 (9AM) - 3010 COMPASS RD, HONEY BROOK, PA - KEYSTONE STEEL STRUCTURES**
Large Equipment including pettibones, skidloaders, mini stand-on loaders, work truck.
Welders, generators, huge selection of corded and cordless dewalt tools.
- APRIL 15 (6PM) - 471 WEAVERTOWN RD, MYERSTOWN, PA - JAMES & NANCY STOLTZFUS**
Country setting in Lebanon County. 3 bed, 2 bath home. Horse barn, pasture, chicken barn. Rec-Room. Surrounded by Farmland.
- ★ **APRIL 16 (8:30AM) - 8 TOWNSHIP DRIVE, PARADISE, PA - VINTAGE WOOD & FORGED IRON**
Complete dispersal! Trucks, trailers, combilifts, woodworking equipment, lots of tools. Will be an exciting day!
- APRIL 17 (6PM) - 498 GREEN LN, BRISTOL, PA - LANCASTER BAKERY**
Huge opportunity to buy a well established bakery at the sought after Bristol Markets. Highly Profitable. **SELLS VIA INTEL AUCTIONS PHONE BIDDING!**
- APRIL 22 (6PM) - 271 RAMSEY DR, JERSEY SHORE, PA - WINDY HILL RENTALS**
Air Bnb rental. Prime location along the popular Pine Creek. Pickle ball court, bikes, kayaks, loaded and sells fully furnished.
SELLS VIA INTEL AUCTIONS PHONE BIDDING!
- ★ **APRIL 23 (6PM) - 624 BELLEFONTE AVE, LOCK HAVEN, PA - NLS REALTY**
3 unit apartment building. Solid brick structure, fully occupied. **SELLS VIA INTEL AUCTIONS PHONE BIDDING!**
- APRIL 24 (5PM) - 2271 ROBERT FULTON HWY, PEACH BOTTOM, PA - STALLION PRESENTATION**
Sale preview and Stallion Presentation. Free pork sandwiches and ice cream!
- APRIL 25 (10AM) - 2271 ROBERT FULTON HWY, PEACH BOTTOM, PA - QUALITY HORSE SALE**
To consign quality, sound horses call 717-529-3846. Preview at 7AM, sale at 10AM.
- ★ **APRIL 27 (6PM) - 113 BLACK HORSE RD, PARADISE, PA - STEPHEN & CRYSTAL ZIMMERMAN**
Once in a lifetime opportunity to invest in a detailed house, horse barn, and retail store all in one. Work from home! Formerly Leacock Shoe Store.
- APRIL 28 (6PM) - 31 HERSHEY AVE, PARADISE, PA - NAOMI (CHRIST) FISHER**
Paradise Homestead. 4 bed, 2 bath home with a newer 16x24 garage, horse barn. Convenient Location!
- APRIL 29 (3PM) - 150 EASTBROOK RD, SMOKETOWN, PA - EASTBROOK WELLSRING CARE CLINIC**
Food, fun, and a faced paced auction! Swingsets, patio sets, grills, tools, gift baskets! Call 717-669-5754 to donate items.
- ★ **MAY 2 (8:30AM) - 794 STATE RT 25, MILLERSBURG, PA - CHUBB CONSTRUCTION LIQUIDATION**
7 work trucks, trailers, skid loaders, excavators, roofers buggy. Huge lineup of construction tools.
- MAY 5 (6PM) - 555 MEETING HOUSE RD, GAP, PA - JOHN MARSHALL ESTATE**
Peaceful setting. 1 acre with single wide house needing some updates. On-site well, sewer, electric. Ready for your personal touch.
- ★ **MAY 9 (9AM) - 5763 NORTHEIMER RD, NARVON, PA - DANIEL & MIRIAM MILLER**
Beautiful country setting with updated house, barn and outbuildings. Also selling an interesting line of tools, construction equipment, & household items.
- MAY 12 (6PM) - 218 SILVER MINE RD, CONESTOGA, PA - HENCHE HOLDINGS LLC**
3.7 acres with 4-unit apartment building plus 2 different single family homes and a 16-unit storage building all situated along the beautiful Pequea Creek. *Investment Opportunity!*
- ★ **MAY 19 (6PM) - 2014 MAIN STREET, NARVON, PA - COMMERCIAL PROPERTY**
Prime opportunity to have your own business location. Great exposure right along RT 23 in Churchtown, PA. *Exciting listing!*
- ★ **JUNE 27 (10AM) - 1824 RED BANK RD, MCALISTERVILLE, PA - ELAM STOLTZFUS**
127 acre organic farm. Dairy facilities new in 2010. House recently remodeled. *Rare opportunity!*
- JULY 10 (6PM) - SLATE RIDGE RD, WHITEFORD, MD - STOLTZFUS FOREST PRODUCTS**
Hunter's Paradise! 157 acres woods. Prime Harford County, Maryland hunting. Just 45 minutes from Gap, PA.
SELLS VIA INTEL AUCTIONS PHONE BIDDING!
- ★ **DATE PENDING - 7814 STATE RT 147, SUNBURY, PA - AMOS JAY FISHER**
11.5 acre, 3 bed 4 bath homestead with 24' x 30' horse barn, garage, pastures, woods. *Great location!*



making memories

