

Real Estate Information:

Owner: Susquehanna Conference of the United Methodist Church

Address: 5125 Manor Drive and 6270 Barree Road, Alexandria, PA 16611

County: Huntingdon

Municipality: Porter Township

Zoning: None

School District: Juniata Valley

Parcel #: 38-01-08

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Approximate parcel size: 240 acres

Approximate 2024 taxes: To be determined.

Property Description:

The Manor House

Approximate Age: 1862

Approximate Square Feet: 7,325

First Floor: The first floor features lovely pegged hardwood flooring, sconce lights, chandelier, arched entryways and ceiling fans. General areas include a Foyer, Music Room with a fireplace, Library with a fireplace and a pocket door as well as access to the enclosed staircase which has emergency lighting, Powder Room, Conference Room with carpet, Dining Room which seats 45 people with windows overlooking the pool, fully equipped Kitchen and Pantry, and access to the basement. **Second Floor:** Accessed from the Foyer the second floor has 5 Bedrooms, 3 Full Bathrooms, 1 ¾ Bathroom, Storage Area and access to the enclosed staircase. **Third Floor:** The third floor has 5 Bedrooms, 3 ¾ Bathrooms, Storage Area and access to the enclosed staircase. **Lower Level:** Accessed from the first floor, the basement has a concrete floor, washers, dryers, mechanicals, fuel storage tanks, pool pump and filters, water treatment system, game room and walk up exterior access.

Systems:

Electric: 200 amp breakers.

Heat: Two Burnham oil fired hot water boilers. Two 275-gallon fuel storage tanks.

Hot Water: Two 58-gallon electric hot water heaters.

Water: Well.

Sewer: Gravity fed private system.

Exterior: Paved parking, aluminum siding, shutters, concrete sidewalk, exterior water, pole light, lightening protection, architectural asphalt shingle roof with vent ridge, exterior spotlights, fenced 20'x40' in-ground pool, stone walls and stairs.

Property is graced by Spring Lilac, Cedar, Hard Maple and White Pine trees.

The Site House

Approximate Age: 1850

Approximate Finished Area: 5,024'

First Floor: The first floor of this residence has a mud room with an exterior entrance, kitchen with laminate floors and counters, a formal dining room, living room with a wood stove, laundry room, ¾ bathroom, a large unfinished storage room and a separate office space with a half bathroom and electric baseboard heat. **Second Floor:** Accessed by a carpeted split staircase, Primary bedroom with two closets, 2 Bedrooms, Full bathroom and a large open bonus room. **Attic:** Lighted, floored, insulated and vented.

Basement: Concrete floor, drains, oil storage tanks, furnace and exterior exit through Bilco doors.

Systems:

Electric: 200 amp with breakers.

Heat: Armstrong Air oil fired forced air furnace. Two 275 gallon oil storage tanks.

Hot Water: 58 gallon electric hot water heater.

Water: Well shared with the Manor.

Sewer: Gravity fed private system.

Exterior: Asphalt shingle roof with vent ridge, brick, mountain stone, Bilco doors, Side exterior access with a roof, Thermacore windows, Lightening protection, concrete front porch with roof, concrete patio, paved parking area, concrete sidewalks, exterior water, exterior electric, a mailbox and 3 outbuildings.

Property is graced by Arbor Vitae, Rose of Sharon, Daisy's, Coneflowers, Boxwood, Hosta, Spruce Cedar, Hard Maple and Red Maple Trees.

Youth/Camping Hub

11 Cabins with electric, ceiling fan, changing room and porch. Infirmary and Staff Cabin with sewer, water, electric, ceiling fan, porch and kitchen. Bathhouse, Craft Pavilion and Dining Hall

Greene Hills Family Campground & RV Park

Furniture, fixtures and equipment are subject to removal.

Aerial map, survey map, brochure, link to Greene Hills UM Camp website, photo's, aerial, aquatic video and interior videos include the Manor House, 1 of 13 cabins in Summer Camp and a Cabin at the RV park, barn and video tour of the Summer camp can be viewed online at RoanRealEstate.com

