



**Tim Hafer**  
 4 time #1 WV RE/MAX AGENT  
 1999, 2001, 2002  
 SRES, CRS, GRI  
 Mobile: 304-279-2600



**TIM HAFER**

**Want it Sold?  
 Talk to Tim!**  
**timhafer.com**

**Real Estate Group**  
 1314 Edwin Miller Blvd.  
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 877-896-2600

*Constance Barnhart, Broker*



<p><b>GINGER LANE</b> \$349,000</p>  <p>Opequon Creek Frontage, 5+ acres, 3 separate homes, 1 GREAT OPPORTUNITY!! "TALK TO TIM" BE5160908</p>	<p><b>PENNSYLVANIA AVE</b> \$169,000</p>  <p>2 BR 1BA rancher home with full walkout basement on a corner lot on .30 ac. Would make a good first home. Many pictures uploaded take a look. Call for more information. "TALK TO TIM" BE6337301</p>	<p><b>67 SHOWERS LANE</b> \$279,000</p>  <p>Fantastic 3 BR, 2 BA rancher in desirable Martinsburg area. Furnace only 2 years old. 4 skylights providing lots of natural light. 3 good size bedrooms, 2 1/2 baths, and kitchen with a lot of counter space, very nice appliances. Great neighborhood and location. "TALK TO TIM" BE6217649</p>
<p><b>72 ACOUSTIC DRIVE</b> \$183,900</p>  <p>3 BR, 1.5 BA rancher in Springfield Village S/D. Full partially finished walkout basement with a woodstove. Deck and fenced back yard. Alarm system, kids playground equipment, window treatments, and 2 window AC units convey. Call for more information. "TALK TO TIM" BE6281413</p>	<p><b>BUNKER HILL TOWNES</b> \$159,900 - 169,900</p>  <p>4 new Town homes available, 3BR, 2.5BA Town home with full 800 sq. ft. walkout basement with full bath plumbed in and a double walkout door making a total of 2400 sq. ft. Wall to wall Berber carpet, upgraded appliances and cabinets, minutes from I-81 and close to Winchester and Martinsburg. Best prices in the area, limited supply. Covenants &amp; Restrictions available upon request, call for more information. "TALK TO TIM". BE6290717</p>	<p><b>156 CANADA GOOSE LANE</b> \$189,000</p>  <p>Beautiful Chalet home in The Woods Resort. 2 BR, 1 BA, large master suite, den/sitting room, a large loft for extra guest with storage, fireplace with remote controlled gas logs, open floor plan on a level wooded lot. Access to all facilities, walking distance from clubhouse. House shows very well. Call office for more information. "TALK TO TIM" BE6386797</p>
<p><b>BERKELEY BUSINESS PARK</b></p>  <p>WAREHOUSE AND FLEX SPACE. Area B = 36500 sq.ft. for \$3.25/sq.ft., Area D = 115,470 sq.ft. for \$3.25/sq.ft., area L = 5014 sq.ft. for \$5.00/sq.ft., Area M = 3,967 sq.ft. for \$4.50/sq.ft., Area Q/R = 11,476 sq.ft. for \$3.50/sq.ft. One story steel frame with bar joist and metal roof deck, roof 2" polyiso with E.P.D.M. roofing. Utilities are electric as required, natural gas, water &amp; sewer. Wet-pipe system for fire protection, metal halide lighting, and gas-fired unit heaters. "TALK TO TIM". BE6251037</p>	<p><b>BERKELEY BUSINESS PARK</b></p>  <p>NEWLY FINISHED OFFICE SPACE FOR LEASE. Suite 2 is 825 sq. ft. for \$1,300/mo, Suite 3 is 932 sq. ft. for \$1,470/mo, Suite 4 is 1235 sq. ft. for \$1,780/mo, and suite 9 is 589 sq. ft. for \$850/mo. Lease provides basic utilities (gas, electric, water and sewer), trash collection and janitorial services, ground maintenance, common space areas and parking with optional reception service along with optional phone and Internet. "Talk to Tim". BE6251018</p>	<p><b>FOR LEASE</b></p>  <p>New building in Burr Industrial Park in Kearneysville. 9 bays in 1,500 sq. ft. sections. Can be combined, plain vanilla box, retail/commercial \$18.00 per sq. ft. "TALK TO TIM". JF6172499</p>