



Tim Hafer
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 1999, 2001, 2002
SRES, CRS, GRI
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TIM HAFER

**Want it Sold?
 Talk to Tim!**
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Constance Barnhart, Broker



1021 PACKING HOUSE ROAD
\$1,500,000



Rarely does a property become available that offers it all! Quality, seclusion, amenities, location. This 4 BR, 3 BA, contemporary on 88.33 acres boasts hardwood floors, cherry cabinets, 2 Jenn-air stoves, vaulted ceilings, 2 story, dual sided fireplace, all rooms from main floor access the large deck with sliding glass doors and overlook the pond and large 2 story barn. One of the best views in the valley. Can be subdivided and developed. **"TALK TO TIM"**. MO5063460

\$449,000



You can see for miles! Perched on a hill surrounded by ancient hardwoods. Circular driveway, in-grd pool as-is, lg rooms, professionally decorated (though dated) at one time one of the grandest homes in Mtsbg. Brick FP w/sandstone hearth, MBA has wall phone, slate patio, lg slate front porch, brick walkways, extra large two car garage. Beautiful views from MBA, LR & Den, vaulted ceilings. **"Talk to Tim"**. BE6410215

236 CHARLES TOWN ROAD
\$395,000



Currently used as mobile home sales and display lot. Property is completely fenced, lighted and graveled. Does not include sales office mobile. Would make a magnificent car or RV lot. One of the highest traffic counts in the state of West Virginia. Owner needs 90 days to move out. Billboard on property bringing in estimated \$6000 per year. **"TALK TO TIM"** BE4851295 OR BE4851450

321, 323, 325 S. QUEEN STREET
\$325,000



3 buildings, 2 units in each with brand new tilt out vinyl clad windows, rear parking off of alley, in excellent condition. Owner pays gas bill-would suggest new owner to install baseboard heat and charge tenants. Potential rent could be

\$3,600 per month. All units have current occupancy permits. Great potential. **"TALK TO TIM"** BE5552889

416 W. MARTIN STREET
\$295,000



Commercial building containing newly renovated 2 BR apartment (\$625 per month), second new 1 BR apartment (\$500 per month), a first floor storefront (\$300 per month), and an old and established laundry and dry cleaning business (\$1,500 per month) in the remainder of the building. Very positive cash flow and additional opportunities exist. Call for more information. **"TALK TO TIM"** BE5440183

228 PENNSYLVANIA AVENUE
\$299,000



2 BR, 1 BA home with full basement on a corner lot of 2.08 acres. Rectangle in shape and inside the city limits, with water and sewer, zoned RUB. Lots of road frontage, great place for town homes. Call for more information. **"TALK TO TIM"** BE6143442

190 TWIN LAKES CIRCLE
\$259,900



Offering 3 bedrooms, 3.5 baths, formal living room, dining room, kitchen with breakfast area and family room with fireplace. Master bedroom with sitting area, walk-in closet and full bath. Fresh paint and hardwood floors! Unfinished basement. Two car garage. Front porch. What a views! Overlooking two ponds **"TALK TO TIM"** BE6321875

168 MYSTICAL WAY
\$189,000



Lovely 3 BR, 2 BA rancher with handicap access ramp in garage to kitchen. Large level yard, 1 car garage, and front porch. Walk-in closet in MBR. Very nice in excellent condition. Call for more information. **"TALK TO TIM"**. BE6205377

MINI-STORAGE BUILDINGS 165 PHILIP AVENUE
\$1,900,000



Moving company with gross annual sales approximating \$840,000, operated out of leased premises in Hagerstown, MD with two tractor trailers and 6 trucks. The self storage business has 170 existing units situated on 6.93 acres and county approval to add 24,400 sq. ft. or 200 additional units. Operating out of temp. trailer. Buildings are 3 years old and made of pre-engineered steel. **"TALK TO TIM"** JF6364306

218, 218 1/2 S. WATER STREET
\$99,900



This property was one of the first stores in Martinsburg, shelves still in place. Zoned BC for mixed commercial and business. Building would need complete renovation. Possible owner financing at 6-7% down. Owner will cover all closing costs. Call for more details. **"TALK TO TIM"**. BE5207247

314 AUBURN STREET
\$89,900



2 unit multi-family property. Fenced backyard and off-street parking. One-way street with minimal neighbors. Rents are \$395 and \$425 long-term month-to-month tenants - one tenant has been there since 1984. Solid income, great potential, possible owner financing. Call for detailed showing instructions. **"TALK TO TIM"**. BE6056559