

2005 Peles Road Glen Campbell  
2005 Peles Road  
Glen Campbell, PA 15742

**\$789,000**  
68± Acres  
Indiana County



**2005 Peles Road Glen Campbell  
Glen Campbell, PA / Indiana County**

**SUMMARY**

**Address**

2005 Peles Road

**City, State Zip**

Glen Campbell, PA 15742

**County**

Indiana County

**Type**

Residential Property

**Latitude / Longitude**

40.798399 / -78.833753

**Taxes (Annually)**

4913

**Dwelling Square Feet**

3131

**Bedrooms / Bathrooms**

4 / 3

**Acreage**

68

**Price**

\$789,000

**Property Website**

<https://www.mossoakproperties.com/property/2005-peles-road-glen-campbell-indiana-pennsylvania/66494/>



## 2005 Peles Road Glen Campbell Glen Campbell, PA / Indiana County

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### **PROPERTY DESCRIPTION**

Welcome to 2005 Peles Road in Glen Campbell, PA. There are two separate parcels being sold together for a total of 68+/- acres with one of the parcels boasting a 3,131-square-foot home with 4 bedrooms, 3 bathrooms, 200,000 cubic feet of gas, and conveying gas rights. This property is set up for farming with 17+/- acres fenced in, and 45+/- acres tillable. The balance is wooded with a medium to mature stand of red oak.

*Parcel 1:* The home is on 53+/- acres with a 50' x 60' barn that has electric and water. Workshop is 34' x 46' with cement floor, water and electric. There are 3 wells on this parcel: 1 for the house and 2 for a field water irrigation system with holding tanks. Enjoy the aboveground saltwater pool and feel secure if the lights go out with the 10K generator. The house also has an attached 24' x 28' garage.

*Parcel 2:* This parcel is 14+/- acres with a well and septic in place. A 20' x 24' barn has water and electric. You may also enjoy an evening of fishing in the 1-1/2-acre pond. There are plenty of deer signs on both properties.

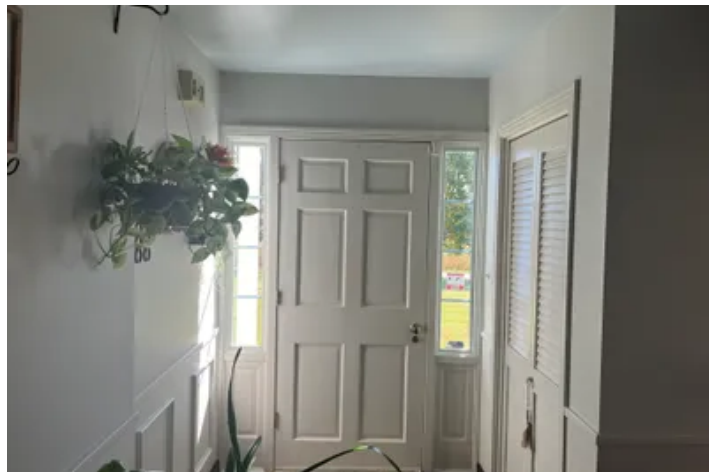
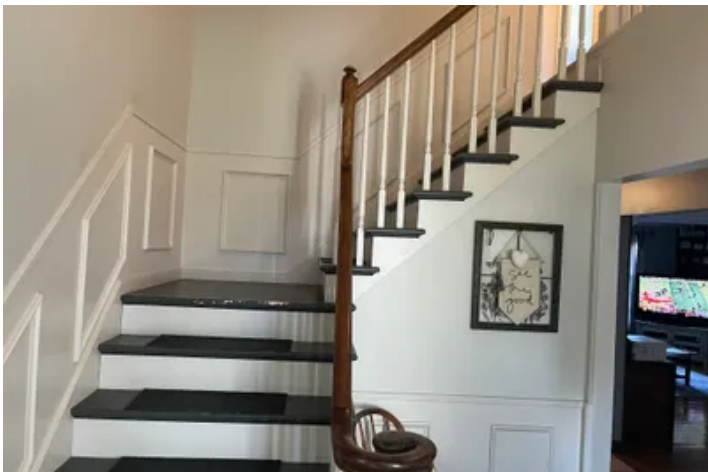
#### ***Features of the House Include:***

- 3,131-square-foot home with attached garage
- 4 bedrooms, 3 bathrooms
- New updates
- 10K generator
- Hardwood floors

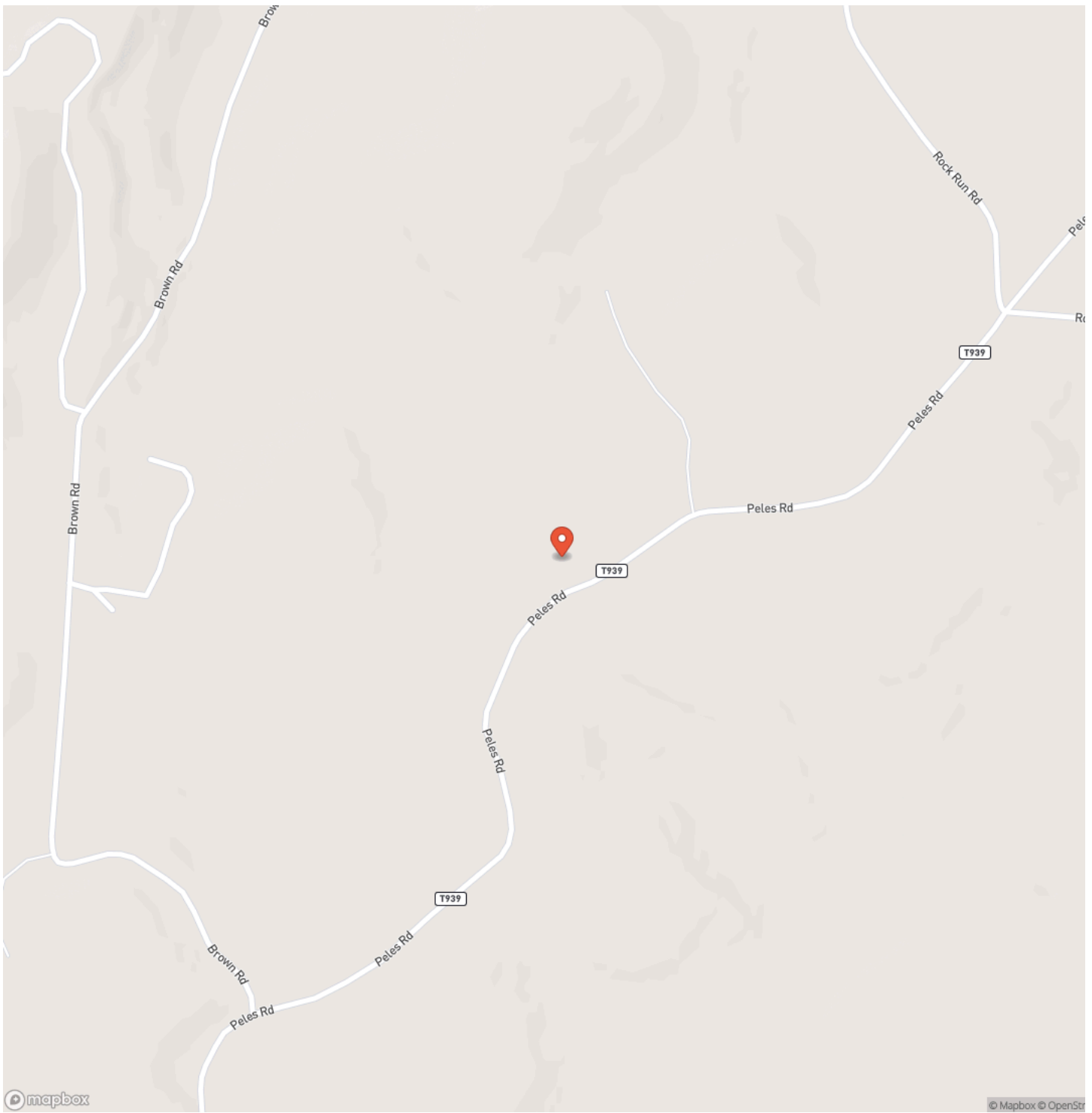
#### ***Features of the Property Include:***

- 68+/- total acres (two parcels: 53+/- acres, 14+/- acres)
- 50' x 60' barn
- 20' x 24' barn
- 34' x 46' workshop
- Tillable ground
- Fenced-in pasture
- 400,000 cubic feet of gas
- Conveying gas rights
- 1-1/2-acre pond
- Good hunting
- Field irrigation system
- Total of 4 wells

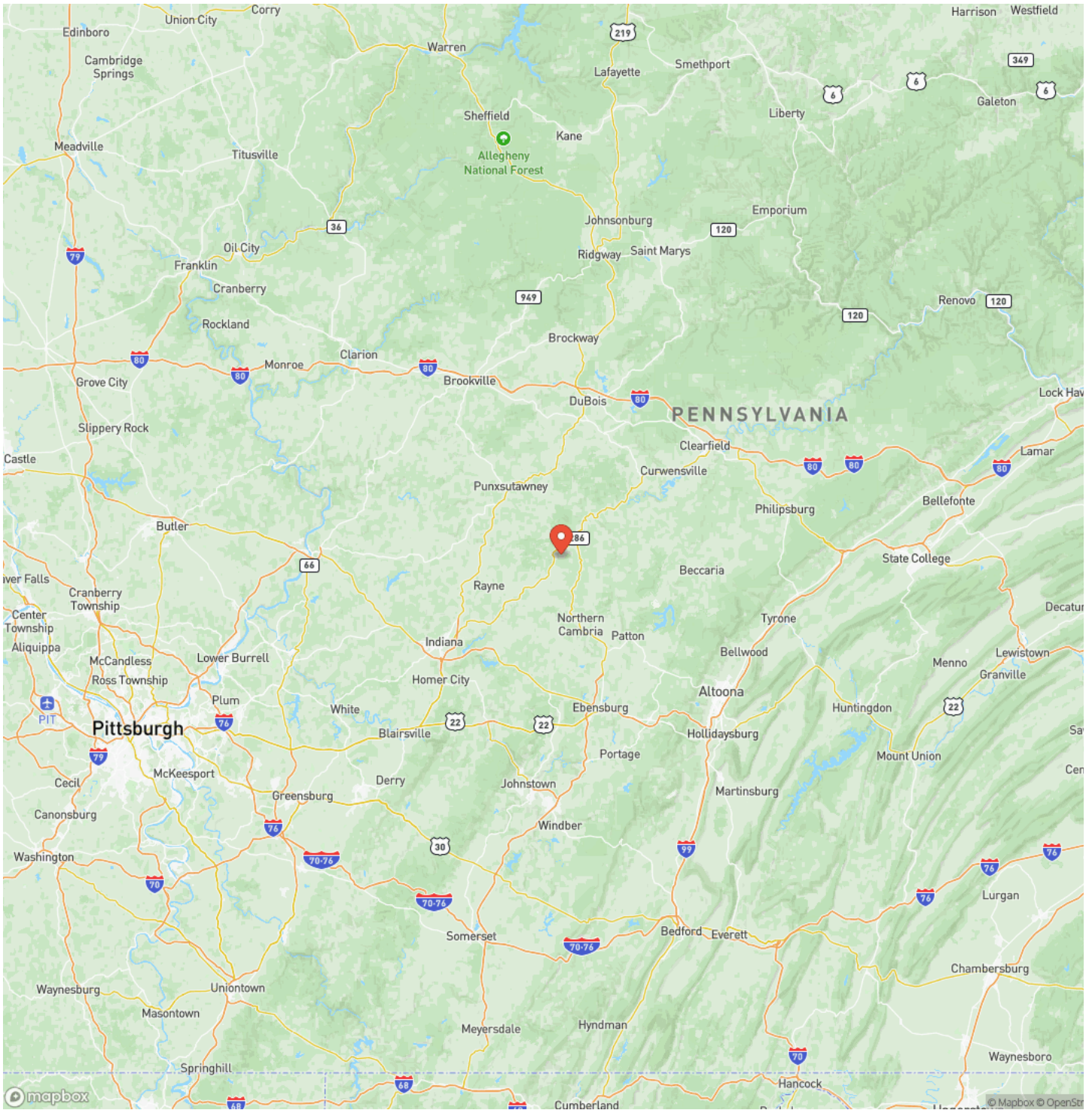
2005 Peles Road Glen Campbell  
Glen Campbell, PA / Indiana County



## Locator Map



# Locator Map



## Satellite Map



2005 Peles Road Glen Campbell  
Glen Campbell, PA / Indiana County

**LISTING REPRESENTATIVE**  
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**City / State / Zip**  
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**NOTES**

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## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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