

Edwardsville, IL

Real Estate Auction

Thursday, July 22, 2010 @ 6:00 pm

5933 Old Alton-Edwardsville Rd., Edwardsville, IL



Open House 1 Hour Prior to Auction

2 Acres +/- with Small Home in
Edwardsville School District!

- ▶ Great Acreage to Build on!
- ▶ Country-Type Property Yet Close to Town!
- ▶ City Water



This property offers 2 Acres +/- with a small home on it that is in disrepair and can be renovated or torn down to clear way for a new structure. The acreage is wooded and backs up to a bike trail.

Home is *most likely* an old, small mobile home that was added onto, but is in disrepair. 2 BR/1BA, living room & kitchen, 1 car carport and small workshop area.

New Owner responsible for checking with county or city regarding any restrictions for this property.

- City Water
- Central Air
- Propane Water Heater
- Parcel No. 14-1-15-04-02-201-030
- 2009 Taxes: \$707.52
- Private Septic System
- Propane Furnace

Professional Real Estate Auctions by:

Owner: Estate of Bruce Smith



Toll Free: 1-877-566-8751
Adam Jokisch
618-530-8751 (mobile #)

www.adamsauctions.com



The enclosed information was obtained from sources considered reliable, however, the auction company does not guarantee the accuracy of this information. Said information is subject to change availability or update without notice. Seller/landlord and auction company make no representation as to the environmental condition of the property and recommended that the purchaser/tenant obtain an independent investigation.

Terms:
\$5,000 down day of sale
on Real Estate
Bal ance due in 30 days
5% Buyers Premium

Any announcement made day
of sale takes precedence over
any printed material.
List subject to
change with out notice.
LIC # 044000169