

ONLINE ONLY AUCTION

RESIDENTIAL LOT AUCTION

BIDDING OPENS: 5PM ~ WED., DEC. 8, 2021

BIDDING CLOSES: 5M ~ WED., DEC. 15 2021

4817 LONE ROCK LANE, SMITHTON, IL 62285



SINGLE FAMILY BUILDING SITE

- Nearly 1/2 Ac. Undeveloped Residential Subdivision Lot
- Ready for Your Dream Home
- Your Builder, Your Plan
- Located in Sought After & Established Subdivision
- Located in the Heart of Smithton, IL in LedgeStone Estates
- Mostly Level Lot
- Backs to Trees & Farm Land
- All Public Utilities Available to Lot - No Tap On Fees paid
- Smithton Schools & Belleville West HS
- Easy Access to All Major Highways

For Online Bidding Visit:
www.AdamsAuctions.hibid.com

County: St. Clair

Total Acres: .478+/- Acres

Parcel No.: 17-04.0-207-028

Total '20 Taxes: \$33

Zoning: SR-1, Single Family Residence

Zoning Jurisdiction: Smithton



For Live Online Bidding Visit: www.AdamsAuctions.com

Professional Real Estate Auctions By:

Adam's
Auction & Real Estate Services, Inc.

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

Text SOLD IT to 22828
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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 & Auction Company make no representation as to the environmental condition of the property and recommend that Purchaser/Tenant obtain an independent investigation. Final bid is subject to sellers approval.

Terms: 3,000 Down Day of Sale on Real Estate
Balance Due in 30 Days • 6% Buyers Premium
Any announcement made day of sale takes precedence over any printed material • List subject to change without notice
Final bid subject to seller/owner approval. LIC# 044000169