

# ONLINE ONLY RESIDENTIAL REAL ESTATE AUCTION

2.07± AC. 525 SCRANTON & 544 LEETON AVENUE, ST. LOUIS, MO 63137

**BIDDING CLOSES: 5PM ~ THURSDAY, NOVEMBER 3, 2022**

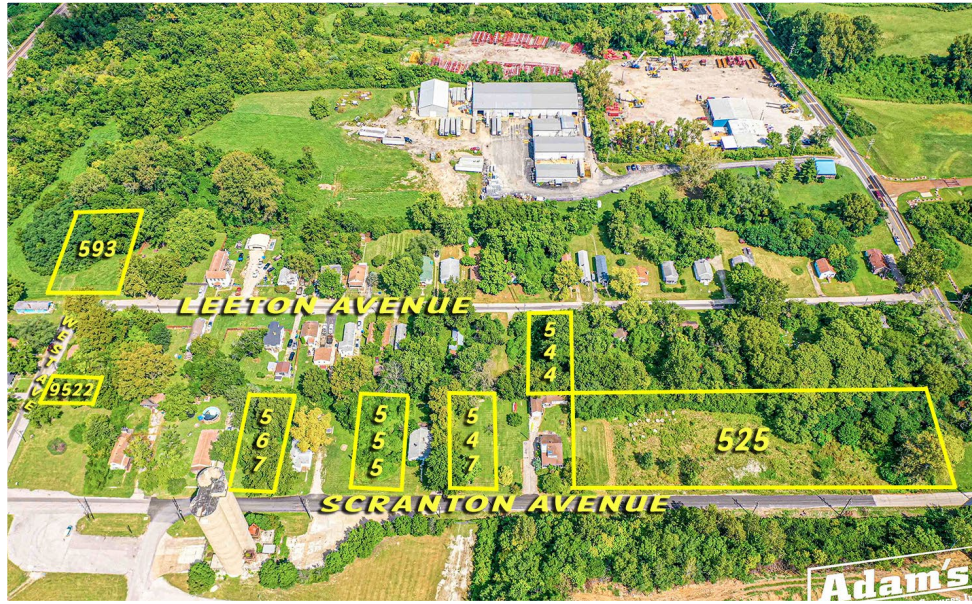
For Online Bidding Visit: [AdamsAuctions.HiBid.com](https://AdamsAuctions.HiBid.com)

**Adam's**  
Auction & Real Estate Services, Inc.

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# GENERAL INFORMATION & AUCTION TERMS



**2.07± AC.**  
TOTAL LOT SIZE

**R-2, SINGLE FAMILY RESIDENCE**  
ZONING

**\$2,740**  
TOTAL '21 TAXES

All Public Utilities Available Near Property • Located within the Village of Riverview Zoning Jurisdiction  
Schools: Danforth Elementary; R. G. Central Middle; Riverview Gardens Senior High • Convenient I-70 Access  
2 Parcels Selling as 1 • Level Lot Near the Corner of Scranton Ave. & Riverview Dr. • 5 Addt'l Parcels Selling Separately Also Available  
Ready for Developers • One & Two Family Homes Possible within Current Zoning Code

## PARCEL NUMBERS

P.I.N	Size	Amount
12E-23-0564	1.86± Ac.	\$1,920
12E-23-0335	.206± Ac.	\$820

Terms: \$5,000 Down Day of Sale on Real Estate  
Balance Due in 30 Days • 10% Buyers Premium or \$1,500 Minimum  
List subject to change without notice  
Final Bid is Subject to Owner/Seller Approval. LIC# 044000169  
Any announcement made day of sale takes precedence over any printed material



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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 Owner/Seller approval.