

ONLINE ONLY COMMERCIAL REAL ESTATE AUCTION

6065 Lemay Ferry Road, St. Louis, MO

BIDDING CLOSES: 12PM ~ THURSDAY, FEBRUARY 23, 2023

For Online Bidding Visit: AdamsAuctions.HiBid.com



618-234-8751

**Adam Jokisch
Mobile (618) 530-8751**



Lines are approximate.

GENERAL INFORMATION & AUCTION TERMS



.92± ACRES

TOTAL LOT SIZE

C8 PLANNED COM. DIST.

ZONING

1,647+/- SQ. FT.

MAIN BUILDING

\$5,778

TOTAL '22 TAXES

All Public Utilities Available On Property • Property Has A Dedicated Septic • Convenient I-55 Access
Located Near Mercy Hospital South • Situated Near Numerous Local & National Restaurant & Retail Establishments
Mostly Level Lot in Highly Traveled Location • Build To Suit • 17± Miles To Downtown St. Louis
20,000± Annual Average Daily Traffic Counts for Lemay Ferry Road • Known Deed Restrictions

PARCEL NUMBERS

| P.I.N | Size | Amount |
|-----------|------------|---------|
| 32K430020 | .92± Acres | \$5,777 |

Terms: \$25,000 Down Day of Sale on Real Estate
Balance Due in 30 Days ♦ 6% Buyers Premium
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

Text ADAMS to 1-800-496-6299 To Be Notified of ALL of our Upcoming Auctions

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.



ADDITIONAL PROPERTY PHOTOS

