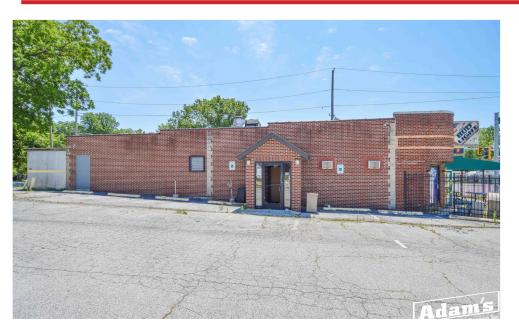


GENERAL INFORMATION & AUCTION TERMS





$0.35 \pm \text{ACRES}$

A-1 SINGLE FAMLY

3,125+/- SQ. FT.

\$6,211

TOTAL LOT SIZEZONINGTOTAL SQUARE FEETTOTAL '22 TAXESAll Public Utilities • Electric: Breaker Box • Forced Air Gas Furnace • Gas Water Heater13,500+/- Average Daily Traffic Counts Off East Main Street & 161 • Basement: Partial/Unfinished/Crawl Space/Slab • 3 Restrooms
Central Air Conditioning & 2 Window Units • Year Built: 1947 • Paved Side & Rear Parking
Property is zoned A-1 Single Family Residence with a Legal Non Conforming Commercial Building
Any future use other than residential use would need re-zoning approval from the City of Belleville.TOTAL '22 TAXES

PARCEL NUMBER					
	P.I.N			Size	Amount
		08-23.0-114-02	28	$0.35\pm AC$	\$6,211

Terms: \$5,000 Down Day of Sale on Real Estate Balance Due in 30 Days • 10% Buyers Premium 0r \$1500 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.

ADDITIONAL PROPERTY PHOTOS



















