

Professional Real Estate Auctions By:

Adam's

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Online Only Real Estate Auction

601 McBride Avenue, Dupu, IL 62239

3BR/1BA HOME
FULL BASEMENT
0.51+/- ACRE LOT



Bidding Closes: 6:30PM
Wednesday, June 25, 2025

Viewing: 2:30-4:30PM
Sunday, June 22, 2025

County: St. Clair ♦ **2024 Taxes:** \$736

Exemptions: Owner Occupied

Locator Number: 06-15.0-201-049

Zoning: Single Family

Total Lot Size: 0.51± Ac

Schools: Dupu Dist. #196 & Dupu HS

Terms: \$5,000 Down Day of Sale on Real Estate
Balance Due in 30 Days ♦ 10% Buyers Premium or \$1500 Minimum

List subject to change without notice

Final Bid is Subject to Owner/Seller Approval. LIC# 444.000169

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.

601 McBride Avenue Property Information

3BR/1BA ~ 1,014± Total Finished SF. ♦ Year Built: 1954 ♦ Forced Air Heating ♦ Central Air ♦ Gas Furnace ♦ Electric: Circuit Breakers
Gas Water Heater ♦ Water & Sewer: Public ♦ Roof: Shingle (New in 2024) ♦ Basement: Full, Unfinished ♦ 24' x 20' Shed



Calling all rehabbers, this property is full of potential! Some finishing touches and updating could revive this 3BR/1BA home in Dupu, IL. The main level features a large primary bedroom with vinyl flooring, a combined living room and dining area, a kitchen with stainless steel gas range offers ample cabinet space, and a large pantry. Finishing off the main level square footage is an updated full bath. The second floor, which is accessible from the staircase directly off the main entrance, houses the remaining two bedrooms. The exterior offers a covered, ADA compliant accessible ramp, to the front porch. A gravel driveway and a detached outbuilding at the rear of the property could be utilized as a garage with some repairs/updates. The property is situated on a 0.5± acre lot and is conveniently located minutes from I-255, IL Rte. 3 and downtown St. Louis! potential filled property!

