

# Estate

# Auction

"We Sell it the Day You Need it Sold!"

## Sunday, August 5, 2012

Personal Property sells @ 12:00 pm • Real Estate sells @ 1:00 pm

1500 55th St • Des Moines, IA

From I-35/ I-80: Take Hickman Rd/Hwy 6 East to Merle Hay Rd, go South to Franklin Ave. (3rd left), then West onto 55th St. (3rd right)



**General Description:** Offering this 2 bedroom, 1 bath home w/the upstairs open for a 3rd bedroom. There are beautiful hardwood floors throughout. The basement is finished w/additional bath. It also has a new Trane Xr-80 furnace & a new hot water heater. The backyard is fenced & has mature trees perfect for lots of shade. There is a single car detached garage w/a sun porch attached. This home is conveniently located near Windsor Elementary & nearby walking paths

**Legal Description:** LOT 375 UNIVERSITY HEIGHTS PLT 3

**Net Taxes:** \$2,508/yr

**Lot Size:** 50 X 132

**Terms:** Sold in 'As-Is' condition & w/no contingencies. Announcements sale day supercede printed material. Cash, 10% down payment day of auction w/balance due at closing on or about 30-45 days. Possession at closing.

### Home furnishings!

Amana stainless steel gas range  
Frigidaire refrigerator (black)  
Carnival glass bowls  
Stemware, kitchenware  
Frankoma Horn of Plenty  
Maytag washer & dryer

Old books, Corelle dishes  
Glider rocker, davenport  
Easy chair, whiskey decanters  
Knee hole desk, baskets  
Wood working tools, dressers  
Plus many miscellaneous items!

## **Therese Ver Straeten Estate**

## Daugherty Auction & Real Estate Services, Inc.

*Kelly Daugherty, Chad Daugherty ~ Auctioneers*

*Sam Braland ~ Closing Attorney/North River Realty ~ Broker*

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