

Lake House Moving Real Estate

Auction

7:00 p.m.
Monday,
Aug. 13, 2018

3417 East 10th St., Trenton, MO

Property sets on the corner of East Sunny Pt. & 10th St. Since I have bought a business in another part of the state and have already moved to my new location, I will sell the following at public auction.



Real Estate

Consisting of a ranch style home w/2 car attached garage, front side open patio, a nice setting and rear patio is covered with very comfortable setting. Home consisting of 3 large bedrooms w/closets, 2 ½ bath w/master bath that has been completely rehabbed, a gorgeous bathroom with onyx vanity top and onyx shower stall, a huge living room very nice w/wood floors, a very nice kitchen w/brand new large refrigerator and kitchen range, dishwasher, and counter top cabinets are nice. Total footage 1,584 sq. ft. of living on main level. Basement has 1,320 sq. ft.

with its own sauna, garage 552 sq. ft. A very nice family room w/gas fireplace, computer desk and office space. Brand-new matching set Samsung washer/dryer and hookup. A very large two car garage with brand new power opener. Home has central air and heat and sets a very short distance from the Trenton Lake. You can see the water from this property. Property has shade tree and borders Hwy. 6. This home would make an excellent starter home or retirement home! Could also be a real nice rental property with a little work. The basement could be an apartment separate from the upstairs. Ready to move into.

Auctioneer Note: Location-Location-Location! This is one you will not want to miss out on. This auction will be held rain or shine. There are no small misc. items, so please be on time. Real Estate sells at 7:00 p.m. sharp. Anyone interested in viewing the property must call 660-247-1914 for appointments. Any and all real estate (sells as is where is) with no warranty expressed or implied. Any buyer will sign a legal binding Real Estate contract. Buyer will post 10% down payment. Escrowed at Trenton Abstract Co. in Trenton, MO. Down payment of escrow will not be refunded. Buyers make sure your financing is in order! Seller furnishes clear title and closing cost. Buyers will be responsible for title insurance. Closing will take place in 45 days or less. Any and all announcements made sale day takes precedence of all printed material & advertisement. Not responsible for accidents or theft!

Owner: Barbara Ahrendt

See our website for more pictures at RoppAuctions.com

Lunch by Mugsley's Mobile



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Auctioneers: Norman Ropp 660-247-1914

*We bring high \$\$\$
bidders to our sellers.*

Restrooms Available