

COMMERCIAL REAL ESTATE AUCTION

FRIDAY, SEPTEMBER 16, 2016 5:00 PM

SALE TO BE CONDUCTED AT THE PROPERTY

296 RICHMOND AVENUE, OTTUMWA, IOWA

REAL ESTATE: This property consists of a steel-frame, metal-clad warehouse building, with 780 square feet of office space, almost 3,000 square feet of heated warehouse space, with loading dock and partial basement. This property is located on the corner of Richmond Avenue and Adella Street, in a high-traffic area. Situated on a lot measuring almost 1/2 acre in size. Outside portion of the property is surrounded by chain-link fence, for secure parking. This commercially-zoned property could be used for many business ventures. Be sure and make an appointment to inspect this building.

TERMS: 20% down day of sale, balance in cash upon delivery of a Court Officer Deed, accompanied by Abstract of Title showing merchantable title. Real estate taxes will be pro-rated to possession date, possession given upon settlement.

REAL ESTATE WILL SELL PROMPTLY AT 5:00 PM

For further particulars or an appointment to inspect the property,
please call the auction company: 641-682-5465.

Announcements made day of sale take precedence over any advertising.

EDWARD A. THIRY ESTATE, OWNER

Harold Roberts, Executor

Richard J. Gaumer, Attorney



Auctioneers:

Jim Kosman

Roger Clingan

Todd Carroll

AL MARTIN REAL ESTATE & AUCTION CO.

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