

AUCTION

Friday, November 3rd - 10:00 AM

LOCATION: 3120 Baybrook St., Owensboro, KY.

Directions: From the intersection of Carter Rd and Parrish Ave. take Carter Road north for 1 1/2 miles, then west on Baybrook to the property. **Watch for signs**

As we no longer have a use for this home or these belongings, we have authorized Kurtz Auction to sell the following **regardless of price:**

CENTRALLY LOCATED HOME AND ANTIQUES



Property features:

- Two bedrooms one bathroom on main level
- Family and living room
- Eat in kitchen
- Formal dining room
- Wood burning fire place
- 1,706 sq. ft. per PVA
- Bedroom and roughed-in bathroom on second level
- Attached garage
- Stone exterior
- Detached storage shed



ANTIQUES, FURNITURE, COLLECTIBLES, TABLES

Fostoria crystal; milk glass; carnival glass; Pyrex; china sets; antique toys; trunks; china cabinets; chest of drawers; tobacco baskets; dolls; figurines; cupboards; secretaries; sofa; dining table and chairs; tv's; night stands; Christmas decor; cast iron sink; coffee tables; bed frames and much more.



Auctioneer note: this home has a lot of potential and character. If you are looking for a fixer-upper or another rental to add to the portfolio this is a great place to invest. The personal property and antiques present is a collector and trader's dream. Hope to see you auction day!

Terms: Real Estate 10% down at the auction with the balance due on or before December 27th, 2023. Possession with the delivery of the deed at closing. 2023 property taxes paid by the seller. Call for viewing. **Personal Property-** paid in full at the auction by cash, check, 3.5% convenience fee added to purchase by credit or debit card.



FOR MORE INFORMATION AND ADDITIONAL PHOTOS GO TO KURTZAUCTION.COM OR CONTACT JOSEPH MILLS, AUCTIONEER - 270-903-9641.

Owner: Kim & Tim Pruden

800-264-1204

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