

ABSOLUTE AUCTION

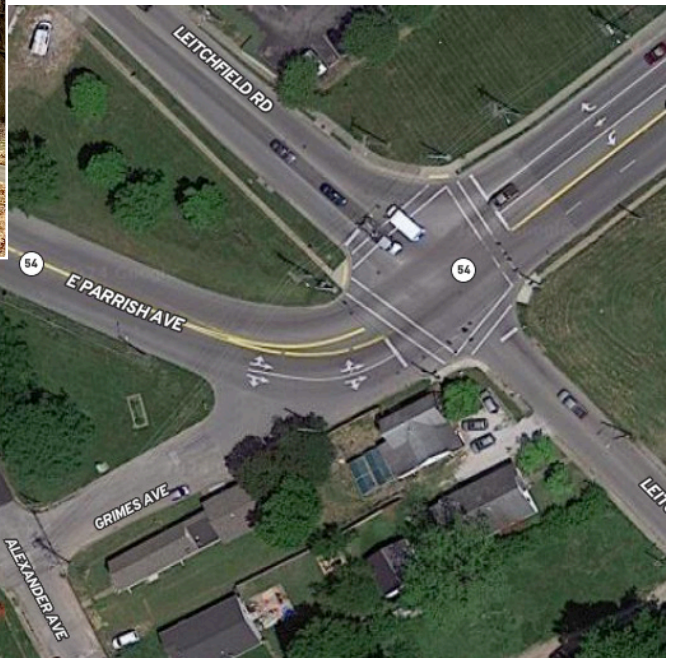
Tuesday, February 27th at 10 AM

LOCATION: 1809 Grimes Avenue. Located within Chautauqua Park, just west of the intersection of East Parrish Ave, Grimes Ave, and Leitchfield Rd. **Watch for signs**

In order to liquidate excess property, Kurtz Auction & Realty has been authorized to sell the following **regardless of price:**



BRICK HOME/OFFICE



Located in
Chautauqua
Park

- Brick home previously used as a city office
- Two offices, handicap-accessible restroom, reception area, and eat-in kitchen
- New roof and trim
- 1,044 square feet, .238 acre lot
- Zoned P-1 Professional/Service Zone

Auctioneers Note: *No property can claim a “park-like setting” quite as accurately as this one. This property is located near one of the most highly visible intersections in Owensboro but also offers nearly 32 acres of seclusion within Chautauqua Park. This would be ideal for any professional service location or could easily be converted back to a single-family residence. Don’t miss the opportunity to own this well-built, updated piece of property.*

REAL ESTATE TERMS: 10% down at the auction, balance on or before April 12th, 2024. Possession with deed. 2024 property taxes will be prorated. Bidders have ten days prior to the auction for lead-based paint and other inspections.

FOR MORE INFORMATION OR TO SEE THE REAL ESTATE CALL CLAY TAYLOR, AUCTIONEER.

OWNER: DMCR Properties, LLC

* A member of DMCR Properties, LLC is a licensed real estate agent

800-264-1204

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Announcements made at auction take precedence over printed material
2024