

Four Owensboro Investment Properties

AUCTION

Thurs. Sept. 14

The Russel C. and Louise B. Jones Trust, by Independence Bank Trustee, has authorized Kurtz Auction & Realty Co. to sell the following properties *regardless of price.*

These income-producing, well-maintained properties provide a wonderful investment opportunity. Rarely are four investment properties of this quality available at one time.

10:00 AM



723 - 725 Deer Trail

Duplex - 723 - 725 Deer Trail, take Martin Way north off W. Second St.

- Total of 1,691 sq. ft. (PVA)
- Each unit is two bedrooms, one bath
- New dimensional roof in Feb. 2017
- Current monthly income total of \$925
- 723 will become available September 1, 2017

10:45 AM



1319 - 1321 Western Court

Duplex - 1319 - 1321 Western Ct, take Western Ct. north off McFarland

- Total of 1,772 sq. ft. (PVA)
- Each unit is two bedrooms, one bath
- New dimensional roof in Feb. 2017
- Current monthly income total of \$905
- Unit 1319 has been recently remodeled
- Unit 1321 has been leased by same occupant since June, 2005

11:30 AM



668 Carter Road

Single Family Residence - 668 Carter Road

- Total of 925 sq. ft. (PVA)
- Home has three bedrooms, one bath
- Durable corrugated roof
- Could be used as an owner occupied residence or an income property
- Current monthly rental income of \$595
- Home has been leased to same occupant since August, 2012

12:15 PM



514 Allen Street

Duplex - 514 Allen Street

- Total of 1,299 sq. ft. (PVA)
- Each unit is one bedroom, one bath
- New dimensional roof in Feb. 2017
- Garage with alley access
- Walking distance to downtown and Brescia University
- Current monthly income total of \$840

**All
Properties
sold onsite**

Terms: 10% down day of sale, balance on or before October 27th, 2017. Bidders have ten days prior to auction for lead based paint and other inspections.

Contact David Hawes, Auctioneer for more information or to see any of these properties.

Owner: Russel C. & Louise B Jones Trust, Independence Bank Trustee

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KURTZ
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