



## **ABSOLUTE REAL ESTATE AUCTION**

**LOCATION:** 1227 Vincennes St. New Albany, In.

**THURSDAY, APRIL 25, 2024 · 5 p.m.**

### **REAL ESTATE**

A 25x140 lot improved with a 700+/-sq.ft. house. This is a one bedroom, one bath home with kitchen and living room. The home has electric central heat, vinyl siding, metal roof and full basement Excellent starter home or investment property located just up the street from New Albany High School...Selling at Absolute Auction!!

**REAL ESTATE TERMS:** 10% day of auction (non-refundable). Balance due in 40 days. Possession at closing. Buyer to pay taxes due & payable Nov. 2024. 2% Buyer's Premium.

Atty. Matthew S. Jacobs-Special Per. Rep. for the Dennis R. McLemore Estate

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