

Real Estate Auction

Saturday January 28th @ 10 AM

153 Carter Lake Club, Carter Lake IA 51510 Auction to be held at the Carter Lake Senior Center



Owner: **Elizabeth Brown Estate**

This home has the following features:

- ◆ Ranch
- ◆ 1 bedrooms, 1 bath
- ◆ Eat in kitchen
- ◆ Partial basement
- ◆ Wood floors; Fireplace
- ◆ Washer/dryer hookup
- ◆ 1 Car detached garage
- ◆ 604 Finished square feet
- ◆ Fence
- ◆ Flat lot
- ◆ 50 x 75 Lot
- ◆ Taxes \$640



**Menke Auction
& Realty**

Byron Menke, Auctioneer/Broker
Office Phone: 712-487-3542
www.MenkeAuction.com

153 Carter Lake Club Carter Lake IA



| | |
|--------------------------|----------------|
| Total Bedrooms | 2 |
| Total Bathrooms | 1 |
| Main Floor SF | 604 |
| Total Finished SF | 604 |
| Year Built | 1920 |
| Lot Size | 50 x 75 |
| Garage | 1 Car Detached |

| | |
|---------------------|----------------|
| Misc. Info | Taxes \$640 |
| Construction | Frame |
| Roof: | Composition |
| Air Cond. | Window |
| Heating | Gas Forced Air |
| Hot Water | Electric |
| Laundry | Basement |
| Fireplace | Yes |
| Kitchen | Refrig; Stove; |

| | |
|-------------------|------------------------------------------------------------|
| Exterior | Fence |
| Services | City Water & Septic; Electrical |
| Terms | Cash at closing |
| Possession | Closing on or before Feb 24th |
| Showing | Appointment Only; Call Agent Call Office; Combo lockbox |

Auction Terms

There will be a 5% buyer's premium added to final accepted bid to determine contract price. Minimum opening bid of \$15,000. Earnest deposit of \$5,000 is due at Auction & made payable to & deposited in the Trust Account of Clear Title & Abstract.



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