

ABSOLUTE AUCTION LIVE & ONLINE

OFFICE BUILDING & LOT

SATURDAY, OCTOBER 31 • 10 AM EST

Online Bidding & Registration at UCHeartlandAuctions.HiBid.com



LIVE ON-SITE
156 Gaines Drive
Campbellsville, KY

Don't miss your opportunity to purchase this commercial building boasting excellent income potential in a prime location of Campbellsville, Kentucky.

- Office Professional Use
- Income Potential
- 6,000± sq ft Metal Building
- 50' x 20' Clear Span
- 3 Separate Entrances
- Potential for Multiple Tenants
- Multiple Offices Spaces, Open Areas, Conference Room, Storage & Kitchenette
- 1± Acre Lot
- Paved Parking – 49 Spaces



Sellers: Brooks, Jones & Wilkerson



**Heartland Realty
& Auction LLC**



Offices Located in Bowling Green & Franklin



Ron Kirby, Jr.
Broker/Auctioneer
CAI, AARE,
CES, UCMA



Chris Grivil
Broker/Auctioneer
UCMA

Apprentice Auctioneers: Jeff Britt, Colton Gregory & Brad Young

270-783-3000 • UCHeartlandAuctions.com

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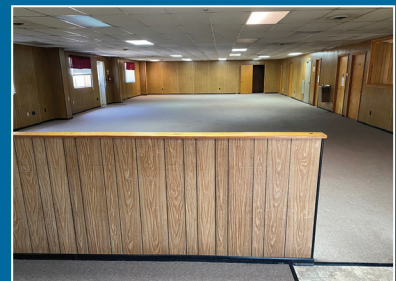
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TERMS: 10% (non-refundable) down on sale day w/ balance on or before November 30, 2020. To register for online bidding and the terms and conditions, visit www.UCHeartlandAuctions.HiBid.com. Taxes will be prorated at closing w/possession upon delivery of General Warranty deed at closing. A 10% buyer's premium will be added to the final bid to establish the real estate sales and purchase contract selling price. Real estate is selling "As Is" and subject to all easements and restrictions, recorded and unrecorded. We encourage your inspections and due diligence, prior to bidding. There are no post sale inspections including financing, appraisals or inspections. Announcement made day of sale take precedence. Each franchise office is independently owned & operated. . **Health and Safety measures to include social distancing, the use of facial covering over the nose and mouth will be required at this auction.**

