

George Auction Service & Real Estate, LLC

Real Estate Auction

3 Bedroom Home

N3327 Joy-Del Road, Monroe, WI 53566

Sunday August 7th, 11:00 am

DIRECTIONS: 1 mile North of Dearth Buick GMC on Hwy. 69, continue North 1 mile on Hwy. 81 to Joy-Del Road, West.
Watch for George Auction Signs.

3 Bedrooms – 1½ Bathrooms

1.58 Acre Lot – Town of Monroe

Full Kitchen w/Snack Bar Counter – Hand Built Maple Cabinets

Dining Room w/Built-in China Cabinet – Den w/Exit to Porch

Side Porch Entrance from the Kitchen

Full Bathroom on Main Level

1st Floor Laundry Availability – Built-in Desk, Cabinets & Shelves

Full Basement w/½ Bathroom – Hot Water Heat & Wood Burning Furnace

Wood Chute from Garage to Basement

2 Car Attached Garage w/Door Openers

Appliances Included

12'x12' Out Building w/ Concrete Floor

Private Well & Septic

2021 Assessed Value: \$145,300.00 – Taxes: \$2,660.69

Open House: July 24th, 30th, 31st, August 5th & 6th 1:00-2:00pm. Call 608-882-6123 for times other than listed.

Terms: 5% buyer's fee. \$1,000.00 Earnest Money cash or personal check, balance due at closing in 45 days or less. Successful bidder required to sign a standard offer to purchase. All announcements made day of sale take precedence over printed material. Seller may accept or reject any and all bids.

Registered WI Auctioneers: Dean George #486, Kale George #2811 & IL #441002280
11211 North Union Road, Evansville, WI 53536 (608) 882-6123

For Complete listing and photos log onto www.georgeauction.com