

AUCTION

THURSDAY, JUNE 24, 2021 – 6 P.M.

LOCATION: 120 W. ALLISON NEVADA, MO

Real Estate of
The Evelyn Berg Trust

OPEN HOUSE:

June 9, 2021

5PM - 7PM



DIRECTIONS: From the intersection of Ash & Austin Blvd/Business 54 HWY in Nevada, MO head North on Ash Street. In 4 Blocks turn East on Allison Street. Proceed one block, house sits on corner of Allison & Main.



Auctioneers Note: *Real Estate Only Auction! We will be offering this 1,100 sq. ft. home located on a corner lot featuring 2 carpeted bedrooms, a fireplace located in a spacious living room, 1 bath, a large kitchen with pass-through counter into the living room, laundry room, attached garage, covered back patio, and a 12x12 storage shed. 2020 Property Taxes were \$640.41. Electric, Natural Gas, and City Water.*

A successful bid will be accompanied by a 5% buyer's premium.

CHECK OUT OUR WEBSITE FOR MORE INFORMATION

Real Property Terms & Conditions: To register, a prospective bidder must provide name, residence address, phone number, and a valid driver's license. By registering, a prospective bidder is acknowledging that he/she has read and agrees to be bound by the Terms and Conditions of Sale. The successful bidder must sign all documents & contracts upon the conclusion of the auction. **A successful bid will be accompanied by a 5% buyer's premium.** A 10% non-refundable earnest money deposit will be required should successful bidding occur. Buyers must close within 30 days of the auction date. The entire purchase price must be paid at closing in the form of certified funds. All announcements made the day of sale take precedence over any prior written or verbal terms of sale. Taxes are to be pro-rated at closing. Seller will furnish an Owners Title Policy at Closing.



Chance Wait
417.684.7631

J.J. Curtis
417.667.1220

Adam Ashby
417.684.1843

Office: 417-667-7868
FOR MORE INFO VISIT
www.curtisandsonsrealty.com

@CurtisAndSons

