

McCurdy
AUCTION^{LLC}

REAL ESTATE SPECIALISTS
519 North Oliver, Wichita, Kansas 67208
(316) 683-0612 (800) 544-4489
MCCURDYAUCTION.COM



405 AUCTIONS IN
2012



COMMERCIAL, RESIDENTIAL LAND & CARS IN WICHITA, KS
REAL ESTATE AUCTIONS
ON-SITE - THURSDAY 4/11 & SATURDAY 4/13



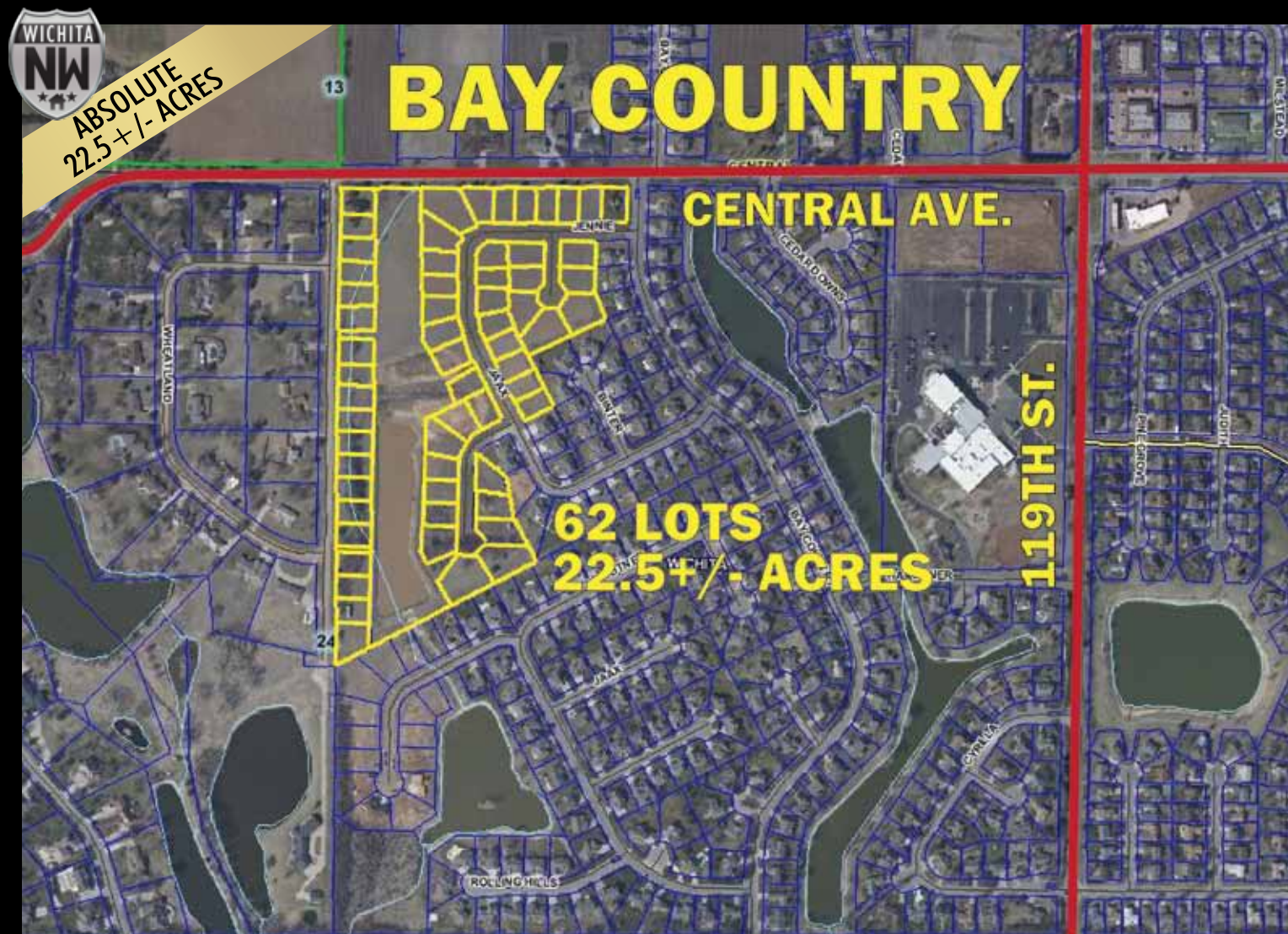
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WICHITA NW
ABSOLUTE
22.5+/- ACRES

BAY COUNTRY

62 LOTS
22.5+/- ACRES

GODDARD
SCHOOLS



62 LOTS (22.5+/- ACRES) IN BAY COUNTRY ADDITION THURSDAY 04/11 AT 12 NOON

Beautiful 22.5 +/- acre tract selling absolute in one parcel. Located right on Central just West of 119th, with 62 platted, undeveloped lots with partial utilities available. The partial utilities that have been put in have been paid for at the owners expense. Goddard Schools! This property is in a great West side location, in the path of progress and presents incredible development potential. Earnest Deposit: \$25,000; Acreage: 22.5+/-; Gen. Tax: \$1,434.33; No specials. (119th St. West & Central - Go West on Central to Bay Country Addition. All lots are South of Central. See Aerial.)



WICHITA NW
ID# 3056

603 W. 13TH • THURSDAY 04/11 AT 10:00 AM Jack's North Hi Carryout – Offered as Turn Key Business

Jack's North Hi Carryout – Real estate, restaurant equipment and personal property offered together. Great opportunity to purchase a piece of Wichita history. 8,750 SF lot, zoned Neighborhood Retail District on 13th Avenue directly across from Wichita North High School. Building features dining area, reception counter, full kitchen, zoned CH/CA, security lighting and security system. Earnest Deposit: \$5,000; Year Built: 1951; SF: 968; Gen. Tax: \$1,995.71; Specials: \$8.19. (13th & Waco. West to property.)



WICHITA SE
ABSOLUTE
2500 SQ. FT.
ID# 3039

3311 E CLARK • SATURDAY 04/13 AT 10:00 AM

Great 3+ Bedroom, 2.5 Bath home with 2 car attached garage selling at Absolute Auction. Nice location, large back yard with storage shed, large living room with floor to ceiling brick fireplace. Formal dining room. Also offering 5 vehicles including: 1959 Ford Thunderbird, 1973 Mercedes SL 450 Convertible, 1979 Ford F-250, 1973 Mercedes SLC 450, and 1968 Mercedes 250. See website for additional pictures and detailed information. Earnest Deposit: \$3,500; Year Built: 1955; SF: 2,595; Gen. Tax: \$1,542.08; No specials. (Mt. Vernon & Hillside - South on Hillside to Clark St., East on Clark to home. Home is on the South Side of Clark.)



1959 Ford Thunderbird



1973 Mercedes SL 450 Convertible



1979 Ford F-250



1973 Mercedes SLC 450

3% BROKER PARTICIPATION RECOGNIZED

VISIT MCCURDYAUCTION.COM FOR INFO & AUCTION REMINDERS VIA EMAIL OR TEXT

TERMS: All properties selling absolute are offered with no minimum, no reserve. A non-refundable earnest deposit is due the day of the auction with the balance due in cash at closing. There will be a 10% Buyer's Premium added to the final bid. A 3% broker participation fee is offered. Broker/Agents must pre-register by 5 PM business day prior to the auction. Closing will take place on or before 30 days following the auction. This property is selling at public auction in its present condition and is accepted by the buyer(s) without any expressed or implied warranties or representations from the seller(s) or his/her agent(s). It is incumbent upon the buyer(s) to exercise his/her own due diligence prior to bidding on this property. It is the responsibility of the prospective purchaser(s) to have any and all inspections completed prior to the auction day including, but not limited to, roof, structure, termite, environmental, survey, groundwater, flood designation, presence of lead-based paint and/or lead-based paint hazards, presence of asbestos, presence of mold, presence of radon, electrical, mechanical, plumbing and any other desired inspections, if any. Information given is from sources deemed reliable but NOT guaranteed by the seller(s) or the Realtor(s)/Auctioneer(s). Announcements made the day of the auction shall take precedence over anything previously stated or printed. Broker participation is recognized. Broker/Agents must pre-register with McCurdy Auction, LLC by 5 PM business day prior to the auction. Call for pre-registration form or visit www.mccurdyauction.com for additional information. Any communication from McCurdy Auction, LLC is not an attempt to solicit or interfere with existing agency relationships. --- Copyright © 2013 - All Rights Reserved - McCurdy Auction, LLC