



ONLINE REAL ESTATE AUCTION

3.721 Acres Vacant Industrial Land

Tweed Drive

Tipp City, Ohio, Ohio 45371

Bidding Ends:

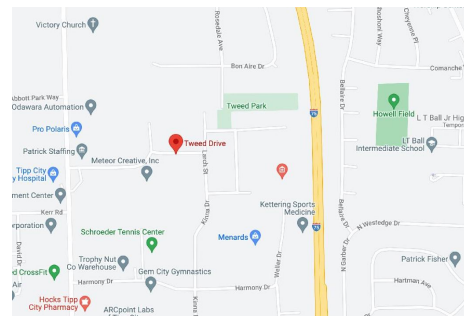
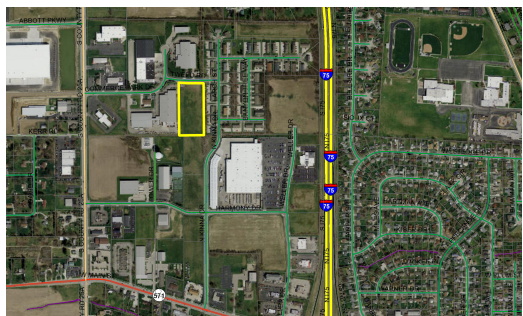
Tuesday, April 11, 2023 @ 2:30pm

Bid Now @ OhioRealEstateAuctions.com

Minimum Bid

ONLY

\$20,000!



Sold in 2017 for \$370,000 ~ Tax Value \$247,500 ~ Minimum Bid ONLY \$20,000

PROPERTY DESCRIPTION: 3.721+/- acres of vacant industrial land 2 minutes from I-75. 14 minutes from Dayton International Airport.

MIAMI COUNTY PID: G15-020718 **Annual Taxes:** \$5,043

INSPECTION: Vacant Land ~ View Anytime

TERMS: All bidding will be Online-Only at OhioRealEstateAuctions.com. Property sells As-Is with no contingencies for financing, inspections or otherwise subject to minimum bid of \$20,000. 10% Buyer's Premium will be added to winning bid to establish final contract selling price. Short tax proration. Buyer pays all closing costs.

DEPOSIT AND CLOSING: Successful bidder will be required to deposit 10% of the total contract price by end of business on day after auction end. Close on or before May 11, 2023 through M & M Title Company.

*** ONLINE BIDDING NOTES:**

Bid Increments: Online bidding increment for this auction is \$500.

Max Bid: When you place a bid, you can place a "Max Bid" and the automated bidding software will bid for you in \$500 increments up to your maximum. You will be notified by email if your maximum is out-bid by another bidder.

Bid Extensions: If a bid is placed in the last 5 minutes before the scheduled auction end time, bidding will extend for an additional 5 minutes. Bid extensions will continue until a 5 minute period of time elapses after the stated auction end time with no advance in the bidding.

Realtor Participation: Contact Auctioneer for terms & requirements.

Tim Lile – Auctioneer

(937)689-1846

TimLileAuctioneer@gmail.com

In Cooperation with Mark Fornes Realty

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