



**ABSOLUTE ONLINE
REAL ESTATE AUCTION**
1.24 Acres Vacant Commercial Land
Holiday Drive, Englewood, Ohio 45322
Bidding Ends:
Tuesday, April 18, 2023 @ 2:30pm

**No
Minimum
Bid**



Tax Value: \$205,990

~ **Sells to Highest Bidder Regardless of Price!**

PROPERTY DESCRIPTION: 1.24+/- acre vacant commercial lot mostly paved for previously used as a parking lot.

MONTGOMERY COUNTY PID: M57 00805 0003 **Annual Taxes:** \$7,350

INSPECTION: Vacant Land - View at you convenience.

TERMS: All bidding will be Online-Only at OhioRealEstateAuctions.com. Property sells As-Is with no contingencies for financing, inspections or otherwise to the highest bidder regardless of price subject to no minimum and no reserve. 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 18, 2023 through M & M Title Company.

*** ONLINE BIDDING NOTES:**

Bid Increment: 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

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In Cooperation with Mark Fornes Realty

Bid NOW @ www.OhioRealEstateAuctions.com

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