

260-463-2828

# JERRY GROGG

INC.

Auctioneering & Real Estate

402 N. Detroit Street - LaGrange, IN 46761-0067

## LIVE ON-SITE & PHONE BIDDING

# REAL ESTATE AUCTION



## THURSDAY, DEC. 5 AT 6:00 PM

OWNER: JUDY A. DINTAMAN

PROPERTY ADDRESS:

105 W 575 N • HOWE, IN 46746

DIRECTIONS: North of Intersection of SR120 & SR 9, ¼ mile to 575 N, turn west to property.

**INSPECTION/OPEN HOUSES 3:00-5:00 PM:  
THURSDAYS, NOVEMBER 7 & 21, 2024**

**REAL ESTATE:** Approximately 1,588 sq. ft., brick ranch style, 3 bedroom, 1.5 bath home with attached 2 car garage, full basement and sunroom, all situated on 2 large lots (Academy Park Lots 19 & 20+) with sewer. Property taxes are approximately \$900.00 per year (23-24).

**STARTING BID IS \$125,000**

**TERMS & CONDITIONS:** 10% non-refundable earnest money down payment day of auction. The balance of purchase price due in full at final closing in approximately 60 days. Possession of property at final closing. Taxes shall be prorated as of final closing date.

**AUCTIONEER NOTE:** What an opportunity to own a nice place in Howe, Indiana. My favorite room in the home is the sunroom. This brick ranch style is all on one level with a beautiful backyard and 10x12 garden shed. It's a great location bordered by farm ground, a must see.

**AGENCY DISCLOSURE:** AUCTION COMPANY IS THE EXCLUSIVE AGENT OF SELLERS AND THE PROPERTY IS BEING SOLD SUBJECT TO THE APPROVAL OF OWNERS. Property is not being sold contingent on buyer's financing, so be prepared financially in advance. Prospective buyers shall rely on their own inspection of the property with regard to condition, environmental, zoning permits, and any and all other inspections and approvals as buyers deem necessary. Property shall be sold in "As-Is Condition" and make no warranties of any kind. All sizes and dimensions are approximate and for general information purposes.

VISIT [JERRYGROGG.COM](http://JERRYGROGG.COM) FOR ALL TERMS & CONDITIONS.

Visit Website for detailed terms:  
[WWW.JERRYGROGG.COM](http://WWW.JERRYGROGG.COM)

Do you have Real Estate or Personal Property to sell? Let us host your Online Auction! Call Jerry Grogg Inc. at 260-463-2828 for details.



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