

ONLINE ONLY REAL ESTATE AUCTION

2 HOMES on RHEINHARDT AVE in EVANSVILLE, IN

Bidding Ends: WEDNESDAY SEPTEMBER 21st at 6:00 PM (Soft Close)



Each Property to be Offered Individually as Listed Below.

Home #1:

Built in 1952, this 2 bed, 1 bath home offers approximately 720 square feet of living space. The home is currently vacant.

Approximate Rm Sizes: Living Rm 17'x12'; Kitchen 12'x12'; Bedroom 12'x12'; Bedroom 12'x8'

Parcel #: 82-09-04-013-095.013-027

Brief Legal: Kathy Kay Sub L 13

Lot Size: 62'x110' or .16 Acre

Zoning: R-1

Approximate 2022 Taxes: \$392.75 Per Semi-Annual Installment w/ No Exemptions

Property Location: 1613 RHEINHARDT in EVANSVILLE, IN 47714;
From US HWY 41 S, go East on Riverside Dr, to Right (south) on Sunburst Blvd to Left on Rheinhardt.

Home #2:

Built in 1948, this 2 bed, 1 bath home offers approximately 720 square feet of living space. At the time of this listing, Sohn & Associates has not yet gained access to the home.

Parcel #: 82-09-04-013-095.017-027

Brief Legal: KATHY KAY SUB L17 & PT VAC WILLOW AVE

Lot Size: 65'x85' or .13 Acre

Zoning: R-1

Approximate 2022 Taxes: \$376.70 Per Semi-Annual Installment w/ No Exemptions

Property Location: 1600 RHEINHARDT in EVANSVILLE, IN 47714;
From US HWY 41 S, go East on Riverside Dr, to Right (south) on Sunburst Blvd to Left on Rheinhardt.

Please read all Terms & Conditions online before bidding.

If you have any questions or do not wish to bid online, please call us, and we will be happy to assist!

Terms: No Buyer's Premium will be charged. The successful online bidder(s) will be required within 24 hours after auction close to sign a standard form purchase agreement and submit a 5% deposit. This deposit may be in the form of a personal or business check. The balance will be due & payable at closing within 60 days. While this does give you plenty of time to complete any financing that you may be considering, the sale is not subject to financing. Buyer will be guaranteed good merchantable title and will assume the real estate taxes starting with the Spring 2023 installment. The property is selling on an AS IS basis and subject to Seller approval. Each potential bidder is responsible for conducting his or her own independent inspections, investigations, inquiries, and due diligence concerning the property. Sohn & Associates, Ltd and its representatives are agents of the seller.

Bidding Link: www.SohnAndAssociates.HiBid.com



12600 N Green River Road
Evansville, IN 47725
(812) 467-0227

SELLER: Margaret A. Harp

AUCTIONEER: Trent Sohn #AU19700067; AC#30000226



Auction what you own with Sohn www.SohnAndAssociates.com (812) 467-0227



ONLINE ONLY REAL ESTATE AUCTION
2 HOMES on RHEINHARDT AVE in EVANSVILLE, IN

- Guaranteed Good Clear Title!
- Up to 60 Days to Close!
- No Buyer's Premium!
- Opportunity for End User or Investor!

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(Soft Close)

Preview: An auction representative will be onsite at
1613 Rheinhardt WEDNESDAY SEPTEMBER 14th 12
NOON – 1 PM, or Call for Appointment.

Directions: From US HWY 41 S, go East on Riverside Dr,
to Right (south) on Sunburst Blvd to Left on Rheinhardt.

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