

LUXURY REAL ESTATE AUCTION

Rain or Shine Auction

Date: Friday July 28th 2023 Real Estate Sold at 12:01 pm

Location: 1705 Bunting Ave. Fenwick Island DE 19944

Pre-Auction Bidding Offered

Call today for additional information (302) 734-2432



This is a **very rare opportunity** to experience all the sights, sounds and excitement of living at the beach in your very own ocean front retreat.

Fenwick Island is a bustling beach community offering everything one would expect to find in an East Coast seaside town. In addition to the sun, sand and ocean breezes you will find great restaurants, bars, biking, hiking, water sports, mini golf, shipwreck museum and so much more! If you want to explore the surrounding area it's just a short drive to Ocean City or Salisbury, MD.

Bunting Avenue is one of the most iconic and most desired streets in Fenwick. This two-bedroom, one bath home is one of the few original homes left in the area. Built in traditional beach-home style, it sits atop pillars boasting proudly of its sun-kissed wood look. The wrap-around deck and outside shower are just begging you to let down your hair and slide some sand. The home sits between two public beach access points on a section of road less traveled. Lot is 50' X 150' with off street parking.

Whether you are looking to rebuild a luxurious resort home on site or desire the charm of an original Fenwick Island beach cottage this property is perfect for you.

An on-site, live auction will be held at noon on Friday, July 28, 2023. Early registration and pre-auction bidding will begin July 1, 2023 and end July 21, 2023. Please contact Ben at (302) 734-2432 or visit our website www.GreenGavelAuction.com for details about this exceptional property and auction.

Real Estate Terms: Purchaser shall pay \$150,000.00 dollars down payment the day of auction with cash or certified check made payable to Green Gavel Auction, LLC. The balance to be paid within 45days.

Purchaser and seller shall pay the Delaware State Realty Transfer Tax and other transfer fees. If the above terms are not complied with, the down payment shall be forfeited. Seller reserves the right to accept or reject any and all bids; it is the intent of the seller to sell said property.

This property is being sold "as-is and where is" with no guarantees or implied warranty.

Green Gavel Auction LLC



Ben Twilley, Auctioneer

302-734-2432



www.GreenGavelAuction.com

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