

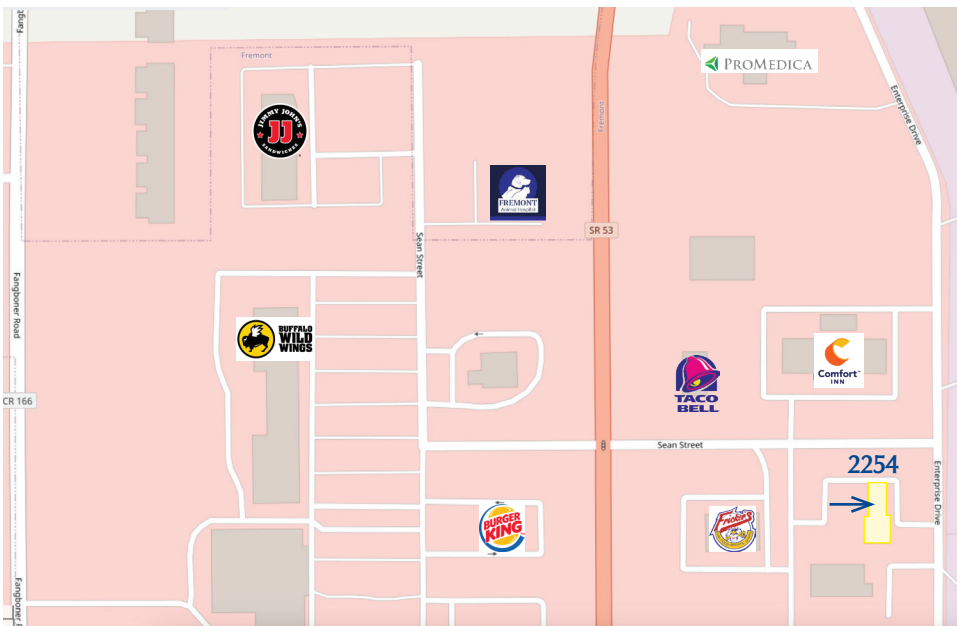
ONLINE ONLY COURT ORDERED REAL ESTATE AUCTION



**2254 ENTERPRISE DRIVE
Fremont, Ohio 43420**

**Bidding Ends:
Tuesday, DECEMBER 10,
2024 at 12:00 pm**

PROPERTY LOCATION



Online Court Ordered Auction! **Minimum Bid \$108,888.89**. Prime commercial corner in highly desirable retail area. Great investment, re-develop, or refurbish existing car wash. Don't miss this opportunity!

**OPEN HOUSE
from 12:00 pm - 1:00 pm**

**Tuesday, December 3rd
Friday, December 6th**

PROPERTY FEATURES

Lot Size 169 x 245
Acres..... 0.96+/-
Square Feet 3,948+/-
Year Built 2003
County Sandusky
Half Year Taxes..... \$4,080 (Estimated)
TD Parcel No. 34-60-00-0413-01
Zoned..... General Commercial

TERMS AND CONDITIONS

A deposit in the amount of **10% down of total price within 24 hour** upon conclusion of the auction. Closing must take place within **30 days** of confirmation of sale. A 10% Buyer's Premium shall apply. The auction is subject to postponement and cancellation. Full terms and conditions at online registration.

Dimensions are not verified. Buyers should not rely on information and should do their own due diligence. It is a crime to trespass on the Property. **Property is sold "As-Is, Where-Is."** There are no contingencies.

PROPERTY BEING SOLD BY COURT APPOINTED PRIVATE SELLING OFFICER

Pamela K Rose, Private Selling Officer | 419-865-1224
Christopher McNeely, Attorney with McNeely Law Group, P.C. | 248-601-4700

State of Ohio, Sandusky County
Case No. 22CV258

Kimberley Foreman, as
Treasurer of Sandusky County, Ohio
Plaintiff

vs.

Y Fast Enterprises, LLC
Premier Bank
Defendants

State of Ohio, Sandusky County
Case No. 24CV293

Premier Bank, fka First Federal Bank of the Midwest
Plaintiff

vs.

YFast Enterprises, LLC, Kickin Mule Enterprises,
Michael D. Haney, and
Kimberley Foreman, Sandusky County Treasurer
Defendants

View More Details and **BID NOW** Online At www.PamelaRoseAuction.com Or On Our App!



Pamela Rose Auction Company, LLC
REAL ESTATE | AUCTIONEERS | CONSULTANTS

Michael Murray, Broker, Auctioneer, CAI, GRI
Pamela Rose, Private Selling Officer, Broker, Auctioneer, AARE, CAI
Office: 419-865-1224

STAY UP-TO-DATE ON SOCIAL MEDIA!



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