

# ABSOLUTE TRUSTEE AUCTION

## FRIDAY, MARCH 25 @ 12PM

### 15± Acres with 2 Homes



#### HOME 1

- Approximately 3k sq ft home
- 3 car garage under the home
- Wrap around porch
- Mountain views
- 2 open sided pavilions
- 2 outside buildings
- Handicap accessible ramp on back of home



#### HOME 2 - Unfinished

- Approximately 4k sq ft home
- 3 bedrooms, 3 baths; main level master
- 2 Great rooms ; 1st on main level, 2nd on upper level
- Full basement; poured concrete walls and floor
- Mountain Views
- No plumbing, electrical, windows or doors

Scan Here to Inquire  
About Property



#### SPECIAL NOTES

##### Property Address:

5194 North Blue Ridge Tnpk  
Madison VA 22727

##### Auction Location:

Madison County Courthouse  
2 S Main St, Madison VA 22727

THE  
COUNTS

Realty & Auction Group

828 Main St, 15th Floor | Lynchburg VA 24504

Sale Managers

Pete Ramsey 434-258-6611 or  
George McDaniel 434-546-9235

[WWW.COUNTSAUCTION.COM](http://WWW.COUNTSAUCTION.COM)



Terms: 10% Buyer's Premium. \$10,000 in certified funds due on sale day. The initial deposit must be increased to equal 10% of the Contract Sales Price no later than 3 business days following the auction. The balance is due at closing in 30 days.

**AUCTION LOCATION IS DIFFERENT FROM THE PROPERTY LOCATION**

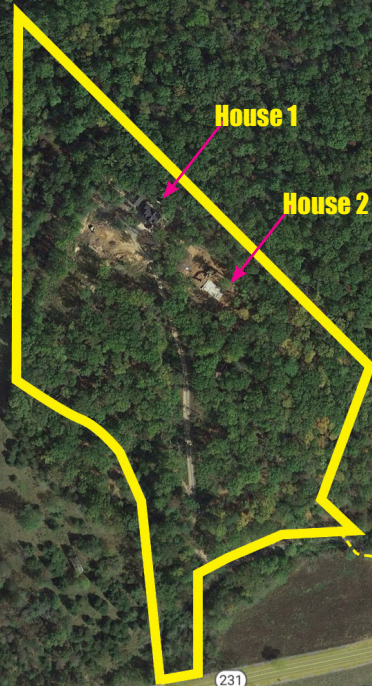
Directions to property: From the intersection of Rt 29 and Rt 231 (N Blue Ridge Tnpk) go 5.3 miles. The property will be on the right. Watch for auction signs.

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# **ABSOLUTE TRUSTEE AUCTION**

**Auction Location : Madison County Courthouse, 2 S Main St, Madison VA 22727**

**Call for more details  
Scan Here**



**5194 North Blue Ridge Tnpk  
Madison VA 22727**

**15± Acres + 2 Houses**

House 1: 3k Sq Ft, 3 Car Garage,  
Wrap Around Porch, Mountain  
Views

House 2: 4k Sq Ft, 2 Great  
Rooms, Mountain Views

**Boundary lines are approximate**

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