



**192 Stallion Road
Amherst VA 24521**

**LIVE REAL ESTATE
AUCTION**

ESTATE OF SANDRA DEWITT

**FRIDAY @ 12PM
JANUARY
31**

**PREVIEWS: SATURDAY, JANUARY 18 & SATURDAY,
JANUARY 25 – 11:00 AM TO 1:00 PM**

 **PROPERTY HIGHLIGHTS**

- 4 Bedrooms | 2 Bathrooms
- 5.13+/- Private, Wooded Acres
- Approx. 1,568 sq ft of Living Space
- Recent Updates (2014): New Roof, HVAC, Kitchen Flooring & Appliances
- Multiple Outbuildings – One with Electricity
- Convenient Location near Lynchburg, Shopping, and Highways

**THE
COUNTS**

Realty & Auction Group

**DANNY CASH 561-262-7180
DANNYCASH032@GMAIL.COM**



VAAF93 | 828 Main St 15th Floor, Lynchburg VA 24504

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Terms & Conditions:

A 13% buyer's premium will be added to the final high bid to determine contract price. A deposit of 10% by personal check with sufficient funds is due on sale day following the end of the auction with the balance due at closing in 30 days. The high bidder will be required to sign a contract the day of the sale and pay the deposit. NOTE: By bidding at this sale, the Buyer hereby acknowledges receipt of and agrees to all these Terms and Conditions.

Due Diligence: Any reliance on the content of information provided shall be solely at the recipient's risk. All information is believed to be correct but is not guaranteed. Bidders must conduct and rely solely upon their own due diligence. The property is being sold "AS-IS", No Contingencies.

Controlling Law:

The respective rights and obligations of the parties with respect to the Conditions of Sale and the conduct of the sale shall be governed and interpreted by the laws of the Commonwealth of Virginia. By making an offer at the sale, whether present in person or by agent, written offer, telephone, online or other means, the participant shall be deemed to have consented to the jurisdiction of the state and federal courts of the Commonwealth of Virginia.

Acceptance of the terms is acknowledged by placing a bid.



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