



REAL ESTATE & PERSONAL PROPERTY AUCTION

Sunday, October 27 • 11:30 am

301 W. 1st Street, Clearmont, MO

Auction will start at 11:30 am

with Personal Property and the

Real Estate will sell at 2:00 pm

Victorian two-story house with three bedrooms and one full bath upstairs. Two of the bedrooms have decent size closets with a good bit of storage. The full-size bath upstairs has a tub and shower combination. House has hardwood floors with carpet throughout the second floor. Main floor has eat-in kitchen with double sink and nice wooden cabinets. Tappan gas range and refrigerator, both have been gently used and well taken care of. Laminate wood flooring in the dining room, living room and small half bath. Original wood trim and bead board throughout the house. Nice wooden bannister with new post to the upstairs. Enclosed back porch with cistern well pump and open front porch. Property has some privacy fence and two outbuildings, a 12' x 15' storage shed and a 33' x 15' barn with side storage and shop area, all on concrete. One car garage and side storage shed with wood siding. Numerous trees on the property including apple, plum, peach, walnut, crabapple and oak. City Sewer and Water. Gas water heater and newer furnace. Steel siding and new roof in 2014.

Auctioneer's Note: If looking for a great starter home or possible bed and breakfast, here it is. Make financial arrangements now for property sells to the highest responsible bidder. Contact Auction Company for viewing of home. See you sale day — **Mark**

**Visit Website
for More Pictures
and Complete
Real Estate Terms.**

Lucille VanSickle Estate

Auction Conducted by YAC, INC d.b.a.:

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MARYVILLE, MISSOURI

Mark Younger, Auctioneer - (660) 541-1977

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