

COMMERCIAL REAL ESTATE AUCTION

Turn Key Hair Salon

Wednesday, July 21, 2021 @ 6:00 pm



2720 Nameoki Rd., Granite City, IL

Open House 1 Hour Prior to Auction



Bill Scaturro
(618) 344-3545



Ask

"What Can Auction Do For You"

Established 1983
Auctioneer License 440.000479
MLS # 21043629

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DESCRIPTION

This is an opportunity to own your business with all the amenities included. Start scheduling your clients today.

- Three (3) full work stations
- All open area with T.V. and small refrigerator
- Guest restroom
- Utility room
- Newer roof
- Newer vinyl windows
- New hot water heater
- Metal entry doors
- Driveway with parking behind the shop building
- Gas wall furnace
- AC unit
- Orkin serviced for 20 years
- Lot size 40 x 125
- 600 sq ft
- Built in 1968
- 2019 Taxes \$1,063.12
- Parcel #22-2-20-17-11-201-018

AUCTION TERMS

Winning bidder will enter into a written contract to purchase, and will place \$1,000.00 down for deposit to be held in escrow with the balance due 30 days from auction date.

A \$4000.00 buyers premium will be added to the final bid price as a buyers expense on the property.

Earnest money and buyers premium are non-refundable and due the day of sale. Property sold as-is. All information is presented in good faith. All inspections, surveying, due diligence are the sole responsibility of the buyer. The property sells with no contingencies. *All Sales Final.*

AUCTIONEER'S NOTE

Jim's Barber Shop is retiring after 40 years of business.
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