

# Clarendon Real Estate Auction

**16852 Fourth Section Road**

Thursday Nov. 4, 2010

5:30 PM

Clarendon, New York

**DIRECTIONS:** Auction to be held at 16852 Fourth Section Rd. (Route 31A), Clarendon, New York. Approximately 5 miles west of Brockport and 3 miles east of Clarendon.



## Real Estate:

Selling two parcels

**Parcel #1:** Circa 1838 Colonial style, 3 bedroom, 1 bath home W/1680 sq. ft. Features include living room, den, large eat-in kitchen, 3 season room, 2 car attached garage and public water. Also has small older barn complex with 4.6 acres of land.

**Parcel #2:** Vacant 6.1 acre building lot also on public water.

## Sale Method:

Parcel #1 sells at \$50,000 or above. Parcel #2 sells at \$5,000 or above.

## Terms:

Financing available to qualified parties. Brokers MUST register their clients prior to the first open house. Upon acceptance of the high bid, a deposit of \$8,000 will immediately be required on Parcel #1 and \$3,000 on Parcel #2. These deposits must be in cash, cashier's check or check acceptable to Danielle Windus Cook Properties, LLC and William Kent Inc. by prior arrangement.

## Open Houses:

Wednesday	October 27, 2010	3:00 PM - 5:00 PM
Saturday	October 30, 2010	10:00 AM - 12:00 Noon

**For details contact:** Bob Muesebeck - 585-395-9574 [www.dwcproperties.com](http://www.dwcproperties.com) or  
David Kent - 585-343-5449 [www.williamkentinc.com](http://www.williamkentinc.com)

