

PUBLIC AUCTION

9-UNIT MIXED USE BUILDING

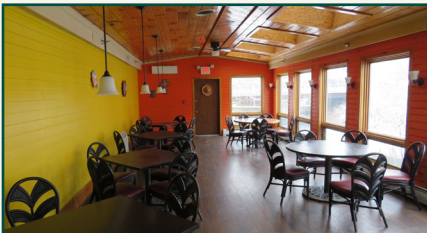
Thursday, February, 17 at 2:00 PM

(Severe Storm Date Friday, February 18 at 2:00 PM)



10 Clinton Street, Springfield, VT

ID#22-116 • 9-unit General Business zoned building located on a 0.83± acre lot along the Black River near downtown Springfield • Offers a wide variety of permitted and conditional uses for the property • 1945 built (late 1980's restoration) 2-story structure offers 8,950± SF GLA, 3 BA, containing (1) restaurant space to include existing equipment, (7) small business spaces, and (1) apartment • Features include wood clapboard siding, paved parking lot, sprinkler system, and FHW/Oil Heat • Served by town water and sewer.



Real Estate & Tax Data: Tax Map 27, Lot 3-39. Assessed Value: \$236,500. 2021 Taxes: \$8,734.

Preview: One hour prior to sale or by appointment with Auctioneer.

5% BUYER'S PREMIUM DUE AT CLOSING

Terms: \$10,000 deposit by cash, certified check, bank check or other form of payment satisfactory to Seller at the time of sale. The balance of the purchase price shall be paid on or before thirty (30) days from date of sale. Other terms may be announced at time of sale.

All information herein is believed but not warranted to be correct. The Seller does not warrant the condition or existence of any feature described above.

ADDITIONAL INFORMATION & PHOTOS ARE AVAILABLE ON OUR WEBSITE



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