

WEIGAND ONLINE ONLY AUCTION

25.43± Acres in
Clearwater, KS

Bidding Ends August 22, 2023 at 2:00 PM CT

Register & Bid online at WeigandAuctions.com



Luxurious Rural HomeSite

SITE SIZE
25.431± ACRES

ZONING
AGRICULTURE

LAND TYPE
DEVELOPMENT

TAXES
GENERALS: \$265.35

PROPERTY HIGHLIGHTS

Located just 0.37 miles north of K-42 and less than 15 minutes to downtown Wichita, this property is the perfect blend of rural and urban living. The land is a mix of tillable agricultural land and mature trees, providing the perfect setting for a variety of uses. The property is also located in the Goddard school district, making it a great option for families.



J.P. Weigand & Sons, Inc. Auction
150 N. Market Wichita, KS 67202 | WeigandAuctions.com



Kevin Howell, Auctioneer | 316-292-3971 | khowell@weigand.com

AUCTION PROCEDURE: Auction is subject to Seller confirmation. Online bidding is by approval only. Bidding will remain open until 3 minutes have passed without receiving an acceptable bid. J.P. Weigand & Sons, Inc. Auction reserves the right to request a proof of funds letter from a bank to participate in online bidding. **BUYER'S PREMIUM:** A buyer's premium of 10% of the final bid will be added to the final bid price to determine the total purchase price. **AUCTION TERMS:** The successful bidder shall be required to make a deposit in an amount equal to 10% of the total purchase price as earnest money in the form of Certified or Personal Check with proper identification within 24 hours of close of auction. Closing will take place on or before 30 days following the day of auction. **IMPORTANT NOTICE TO ALL BIDDERS:** All the information contained in this brochure was obtained from sources believed to be correct but is not guaranteed. This property will be sold "as is, where is" and bidders shall rely on their own information, judgment, and inspection of the property and records. This property will be sold subject to any applicable Federal, State, and/or Local Government Regulations. **BROKER PARTICIPATION:** At the completion of a successful closing, a fee of 3% of the buyer's premium will be paid by J.P. Weigand & Sons, Inc. to the broker properly registering and representing the successful bidder. *Please visit WeigandAuctions.com for a detailed explanation of Terms and Conditions.*

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