

WEIGAND ONLINE ONLY AUCTION

610 Washington Ave., Sedgwick, KS

ONLINE ONLY Bidding Ends Thursday, July 14, 2022 @ 1 PM CDT

Register & Bid online at [WeigandAuctions.com](https://www.WeigandAuctions.com)



INDUSTRIAL SITE

SITE SIZE
104,544 SF (2.4 ACRES)

YEAR BUILT
1922

ZONING
I-2

TAXES
GENERALS: \$12,910.58 | SPECIALS: \$380.00

BUILDING SIZES
OFFICE: 1,400 SF
WAREHOUSE: 2,000 SF
WAREHOUSE: 2,340 SF
WAREHOUSE: 4,800 SF
WAREHOUSE: 8,400 SF
WAREHOUSE: 1,550 SF

- PROPERTY HIGHLIGHTS**
- Multiple buildings.
 - Warehouse distribution/storage facility.
 - Pad for truck scales.
 - Next to railroad.
 - Drive-over truck pit.
 - Elevator leg.
 - Two truck docks.
 - Middle warehouse includes 2 bedroom, 1 bath living quarters.

For more information, please visit our website at www.WeigandAuctions.com or contact us at 316-262-6400.



J.P. Weigand & Sons, Inc. - Auction Division
150 N. Market Wichita, KS 67202 | [WeigandAuctions.com](https://www.WeigandAuctions.com)



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

AUCTION PROCEDURE: Auction is subject to Seller's 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 Division 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](https://www.WeigandAuctions.com) for a detailed explanation of Terms and Conditions.

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