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Thursday, October 29th • 10:00AM (CT)

# ABSOLUTE AUCTION

ONLINE & LIVE EVENT

## Center Stage

Premier Theater/Concert/Entertainment Center

Rainbow City, Etowah County, AL

Conveniently Located Between Birmingham, Chattanooga and Atlanta

Thursday, October 29th • 10:00AM (CT)  
**ABSOLUTE AUCTION**  
ONLINE & LIVE EVENT

## Center Stage

Premier Theater/Concert/Entertainment Center  
Rainbow City, Etowah County, AL

*Excellent Facility for Church, Weddings, Concert Venue,  
Performing Arts or Area Meetings*



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# Center Stage

## Premier Theater/Concert/Entertainment Center

Rainbow City, Etowah County, AL

*French Quarter Themed Atmosphere*

*Conveniently Located Between Birmingham, Chattanooga and Atlanta*

### PROPERTY FEATURES

- Approximately 27,849± sf
  - Main Level – 20,000± sf
  - Second Level – 7,001± sf
  - Third Level (storage) – 848± sf
- Total Capacity 1,920
- Theater Seating Capacity 1,300
- Stage Area Filled with Sand for Peak Acoustics
- Air Conditioned and Fully Sprinklered
- Accommodations for Motor Coach
- Gas Light Fixtures and Floor Drains throughout Concert Hall
- “Green Room” has 4 Restrooms with Shower Stalls
- “Band Room” with 2 restrooms
- 14 Skybox Suites Overlooking Concert Hall
- 4 Restrooms Serving the Skybox Suites
- 1 Executive Suite with Private Restroom
- 2 Employee Lounges/Beverage Rooms and Office

Thursday, October 29th 10:00AM (CT)

## ABSOLUTE AUCTION

*Online & Live Event*

### Showing Dates:

October 14th, 21st and 28th  
1:00pm – 4:00pm  
or by appointment.

*Green Room*



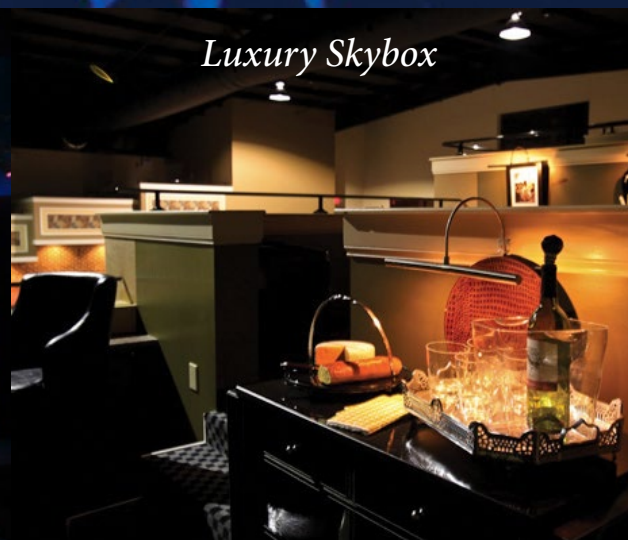
*French Quarter Themed Atmosphere*



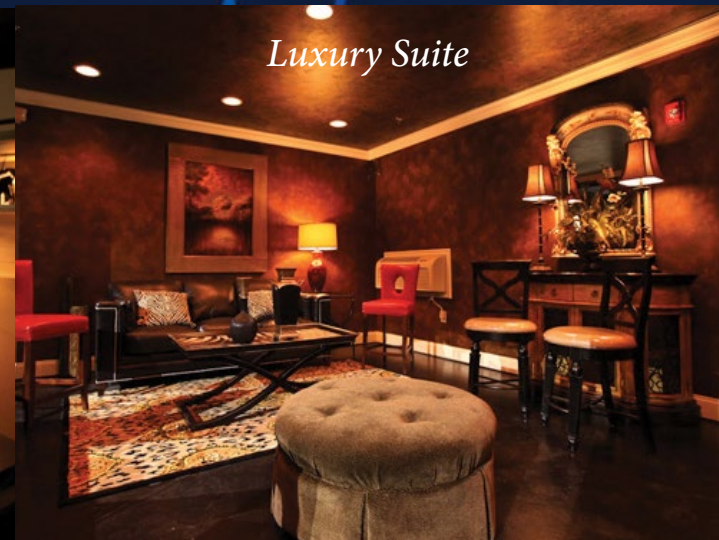
*Center Stage*



*Luxury Skybox*



*Luxury Suite*



### AUCTION INFORMATION:

**Sale Date and Location:** Thursday, October 29th at 10:00am (CT), registration begins at 9:00am (CT). The property will be sold from the premises at 209 Rescia Ave, Rainbow City, AL 35906.

**Registration Fee:** A \$10,000 certified or cashier's check will be required in order to bid on the property.

**Terms of Sale:** 10% down due on auction day with the balance due at closing within 30 days.

Online Bidding: Bidders will be required to place a \$10,000 registration fee to bid. Upon being declared the successful bidder, 10% down and all executed documents will be due by end of the next business day. Closing will take place within 30 days. Information and guidelines are available on our website.

**Property Information:** Additional information is available on our website.

**Buyer's Premium:** A 10% Buyer's Premium will be added to the final bid to determine the total contract price paid by the purchaser.

**Property Inspection:** An auction representative will be onsite October 14th, 21st & 28th from 1:00pm – 4:00pm (CT) and Auction Day or by appointment.

**Buyer Broker Participation:** Buyer Broker Guidelines are available on our website.

**Directions:** Birmingham – Go I-59 N towards Gadsden and exit onto I-759 E (exit 182). Take exit 4A onto US-411 S/Rainbow Dr. and go 2.9 miles. Turn right onto Rescia St.

Chattanooga – Take I-59 S towards Gadsden and exit onto I-759 E (exit 182). Take exit 4A onto US-411 S/Rainbow Dr. and go 2.9 miles. Turn right onto Rescia St.

- Ticket Booth/Receptionist Counter with Granite Countertop
- Chair Storage Room – Table Storage– Mechanical Room
- Smoking Lounge with Separate Ventilation System
- Concession Kitchen with Commercial Sink, Gas Lines for Cooking Equipment, 2 Walk-In Coolers, Metal Rollup Window
- Concession Area and Brick Bar with Sealed Hardwood Top & Metal Rollup Window and Walk-In Cooler
- Main Level Restrooms – Tile Floors, Tile Walls & Granite Counters. Men's 7 Stalls – 10 Urinals – 7 Sinks – 1 Handicap  
Women's 17 Stalls – 7 Sinks – 1 Handicap

### *Furnishings, Fixtures and Equipment Included*



*Abundant Parking*