

Historic Farm Auction (On-Site)

Saturday, May 30th at 10am

4BR, 1.5BA, 3,126±sf Home Circa 1747 on 103.86± Acres

The land is ideally suited for pasture land as well as crops. It is quiet and secluded yet only minutes from Staunton. The property has been owned by the Henderson family for many generations.

**Highest
bid(s) totaling
\$600,000 or
more will be
confirmed!**

8 West Hill Road
Staunton, VA
Auction on Tract 1



Realty & Auction Group

1-800-780-2991

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Terms: 10% Buyers Premium added to high bid(s) to determine contract sales price(s). 10% deposit due on the day of the auction with the balance due at closing within 30 days. Potential buyers must perform such independent investigations with respect to property as they deem necessary to verify information provided by the auction company and/or seller. All information provided by the auction company and/or seller is deemed reliable but not warranted. All property is being sold "as is" without representations or warranties of any kind or nature. Full terms available online and displayed on day of the auction.

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auction #A053015



4BR, 1.5BA, 3,126±sf Home on 103.86± Acres

Historic Real Estate Auction
Saturday, May 30th at 10am

8 West Hill Road
Staunton, VA
Auction on Tract 1

Broker
Participation
Welcomed!



On Top of the Auction World
MARKETING AROUND THE CORNER AND AROUND THE GLOBE



Tract 1: 7.119 acres

Includes the 4BR, 1.5BA, 3,126sf house, a barn that is approximately 60' x 36' and a garage that is 24' x 24'. The house has on the first floor a large kitchen with a pantry and storage room, living room, dining room, library, and a half bath. The house is heated by fuel oil and propane and has been well maintained to include a recently painted roof. More than 20 property photos (including interior photos) available on our website. **Highest bid(s) totaling \$600,000 or more will be confirmed.**

Tract 2: 96.741 Acres

Pasture and crop land that is well fenced around the perimeter with numerous cross fences. It is ideal for growing crops as well as grazing for livestock - cattle or horses

Open Houses

Sunday, May 10th (1-3pm)

Wednesday, May 13th (1-3pm)

Sunday, May 17th (1-3pm)

Other times by appointment.

[Driving directions available online.](#)

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