

# ABSOLUTE AUCTION

Friday, May 11 at 12:30 PM



FRONTAGE ON RED LANE RD



50' EASEMENT



NICELY WOODED



LOWER BYERS LAKE

## RED LANE RD (LIBERTY HILLS SUBDIV.) • POWHATAN, VA

### Scenic acreage west of Richmond!

- 50.05 acres in Powhatan County
- Located in Liberty Hills Subdivision (subdivision restrictions apply)
- Approx. 1200' of frontage on Lower Byers Lake.
- 360' of road frontage on Red Lane Rd.
- 50' easement (gravel driveway) along right side
- Road frontage is open (approx. 10 acres).
- The remainder is very nicely wooded.
- Enjoy privacy and convenience.
- Zoned A-1 Agricultural
- County tax assessment is \$403,300.
- Property sells **ABSOLUTE** to the highest bidder without a minimum or reserve.

Complete details online including more photos of this beautiful property!



### AGENTS ON SITE

- Thursday, April 26 from 4-6 PM
- Thursday, May 3 from 4-6 PM
- Sunday, May 6 from 1-3 PM
- Self-guided preview ok anytime

### DIRECTIONS

- From Richmond: US-60 West approx. 15 miles to RIGHT on Red Lane Rd (628). 3 miles on right.
- From Powhatan, US-60 East 3 miles to LEFT on Red Lane Rd (628). 3 miles on the right.

### 2% BROKER PARTICIPATION

A 2% commission will be paid at closing to any broker licensed in Virginia whose agent properly registers a successful buyer. Call or visit our website for form.

**TERMS:** 10% deposit day of sale from high bidder by cash or check with ID. Balance due at closing on or about 30 days. 5% buyer's premium added to high bid to determine final contract price. Title guaranteed free and clear of all liens.

**TRFAUCTIONS**  
Torrence, Read, & Forehand

VAAF501

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WWW.TRFAUCTIONS.COM

For more information,  
visit our website or call  
**(434) 847-7741**