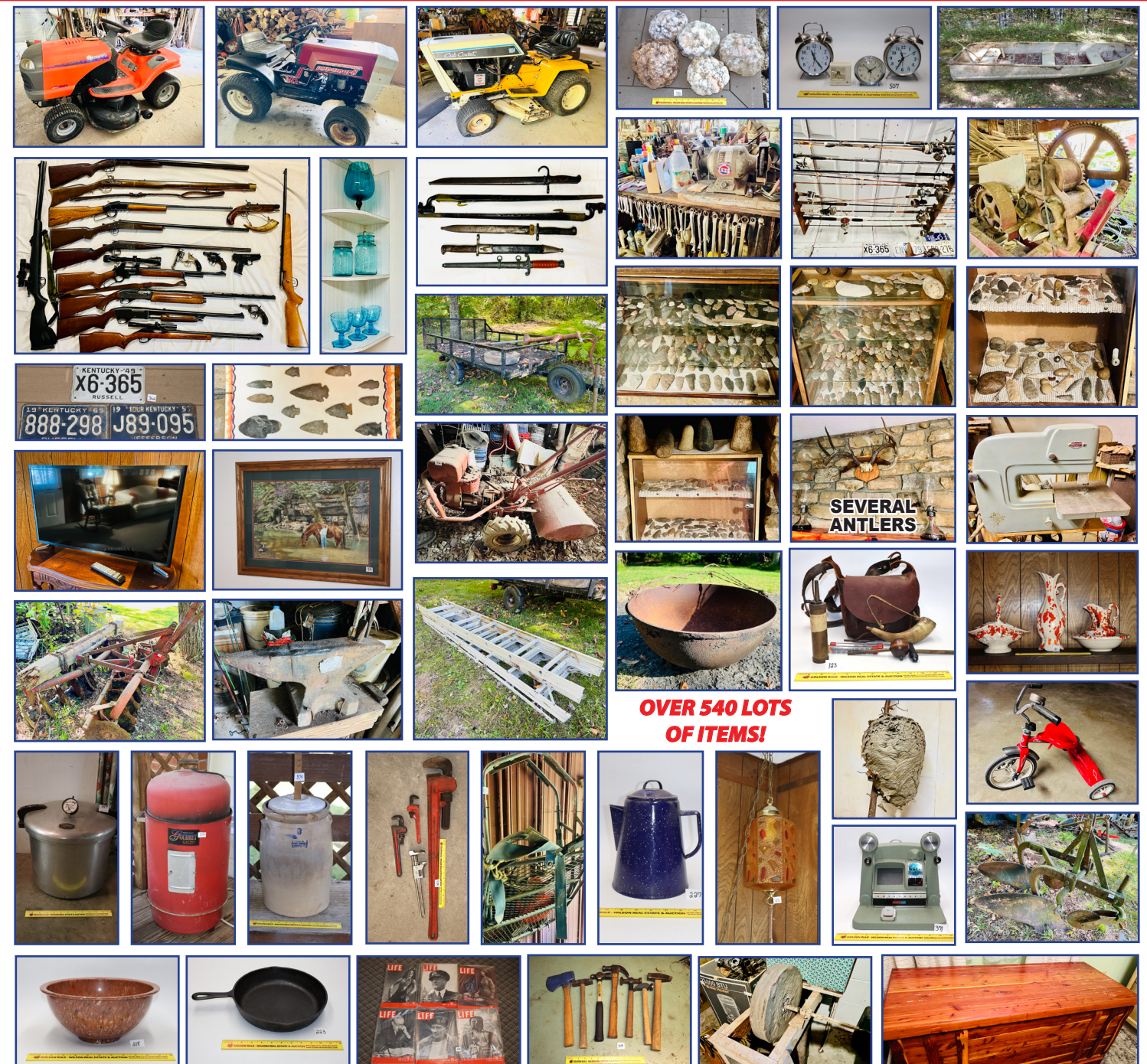
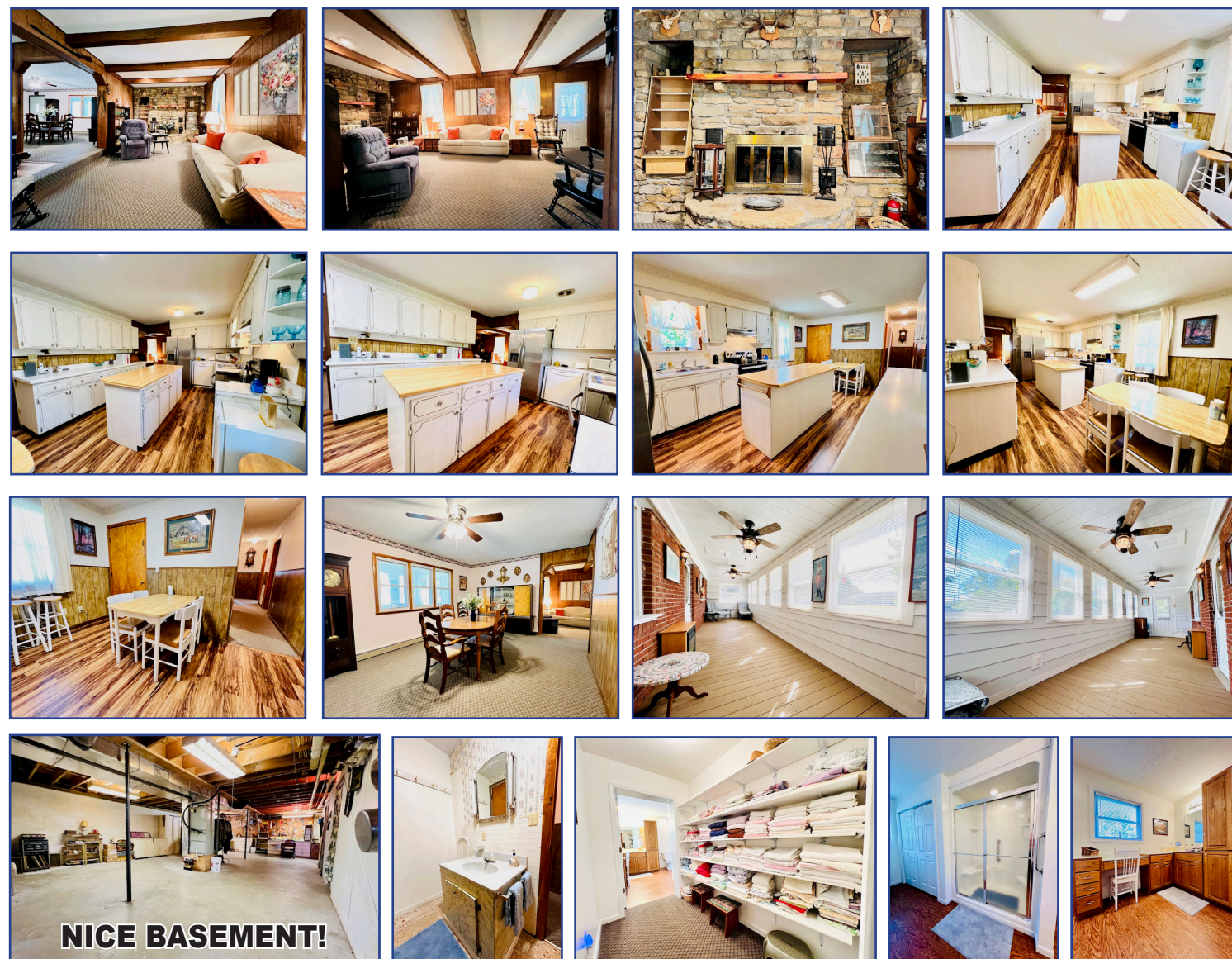


**View Online, by Appointment by calling Auctioneer at 270-250-3850 or
Preview at OPEN HOUSE Saturday, October 26th from 10 A.M. to 12 NOON CDT.**

PROPERTY OVERVIEW: This beautiful home and property is conveniently located in town plus offers small acreage out back with a large barn / workshop, (2) fishing ponds and picnic area. The main level of this house features approx. 1,682 sq. ft. +/- plus a recent addition of a beautiful 8ft. x 30ft. sunporch w/ Hardie Board siding. House offers 3 bedrooms, 1 1/2 baths (including a large new handicap accessible bathroom with main-level washer and dryer plus walk in closet), large kitchen with lots of cabinetry-island bar-breakfast nook-all appliances, large dining area, and living room / den with custom stone fireplace. Conveniences include central heat & air, double-pane windows, city water, city sewer & more! The basement features one additional bedroom, extra washer & dryer hookup, several storage closets, and workshop area. Outside, you'll find a blacktop drive, convenient attached carport and a covered rear deck overlooking the spacious backyard. The workshop / barn measures 34.5ft. x 36ft. with the main building having concrete floor, electric and wood stove - just a perfect place for storage and to utilize those handyman skills. You will love the park like setting on the back of this property being partially wooded with 2 ponds and picnic shelter.



**OVER 540 LOTS
OF ITEMS!**

PICK UP LOCATION: 560 Bluebird Drive, Russell Springs, KY

SEE MORE PHOTOS ONLINE!

PICK UP DATE: FRIDAY, November 1st from 12 Noon - 4 P.M. CDT at the above location by appointment through signupgenius - NO EXCEPTIONS.

Golden Rule-Wilson, absolutely DOES NOT provide shipping, items to be picked up on location. Removal of items, moving, packaging, loading, transporting, etc. are the sole responsibility of the purchaser. Please bring help for heavier items. All purchased items must be removed by the deadline stated above.

DYNAMIC SOFT CLOSE: Golden Rule - Wilson Real Estate & Auction #2, LLC (Hereinafter referred to as Golden Rule - Wilson, LLC) Online Auctions are timed events and all bidding will close at specified time. Golden Rule - Wilson's online auctions also have an auto extend feature. If a bid is placed in the final 3 minutes of an auction, the close of the auction will be automatically extended 3 minutes from the time the bid was placed. Example: if an auction scheduled to close at 6:00 receives a bid at 5:59, the close time will automatically extend 6:02. The auto extend feature remains active until no further bids are received within a 3-minute time frame. You can manually bid each time or conveniently use the Maximum Bid feature & let the computer automatically bid for you in increments just over the next highest bidder or until it reaches your max bid.

