

**1039 OLD COLUMBIA ROAD  
CHAPEL HILL, TN 37034**

**BID ON-SITE OR ONLINE  
1% BROKER PARTICIPATION  
(10%) BUYERS PREMIUM**



**REAL ESTATE  
AUCTION**

**SATURDAY | MARCH 7<sup>th</sup> | 10 AM**



**YOUR NEXT REAL ESTATE OPPORTUNITY  
AWAITS IN BEDFORD CO., TN !**

**THIS 1200+ SQFT RANCH HOME  
INCLUDES:**

- (3) BEDS | (1) FULL BATH | (1) HALF BATH
- (3) SHOP SUPPORT BUILDINGS
- COVERED PORCH | SCREENED PATIO

**BUY AT YOUR PRICE !**

**TERMS OF SALE**



**BID IN-PERSON OR  
ONLINE WITH HIBID**



SUBJECT TO COURT CONFIRMATION, AND APPROVAL HIGHEST BIDDER MUST INVEST TEN (10%) PERCENT DOWN DAY OF SALE AND CLOSE WITHIN (30) DAYS. SELLING AS-IS, WHERE-IS. BUYER AND BUYER'S AGENTS ARE RESPONSIBLE TO CONDUCT ALL INSPECTIONS AND INVESTIGATIONS. TAXES PRO-RATED. ALL STATEMENTS AND/OR ANNOUNCEMENTS MADE DAY OF SALE SHALL TAKE PRECEDENCE OVER ANY PRINTED MATERIAL OR PRIOR ANNOUNCEMENTS.

**Private Sales | Property Management | Auctions | bluegrassrealty.com | (615) 537-1180**

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**1200+ HOME | (3) BEDS | (1.5) BATHS**

**(3) SUPPORT BUILDINGS**

*"YOUR NEXT OPPORTUNITY AWAITS IN CHAPEL HILL, TN"*

This spacious **1,200 sq. ft. brick home** offers:

- 1. 3 BEDROOMS | 1.5 BATHS,**
- 2. 3 SUPPORT SHOP BUILDINGS**
- 3. SCREENED PATIO**
- 4. 192 FT OF ROAD FRONTAGE**
- 5. LARGE 1 ACRE TRACT**

Located in the wonderful Chapel Hill community ! This scenic lot carries 192 feet of road frontage and includes all public utilities. Enjoy the easy drive to beautiful downtown Chapel Hill, TN! This purchase has opportunity and potential for any *HOMEOWNER* and *INVESTOR* alike.

**Bluegrass**  
**AUCTION ASSOCIATES INC**

**(615) 537-1180**

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