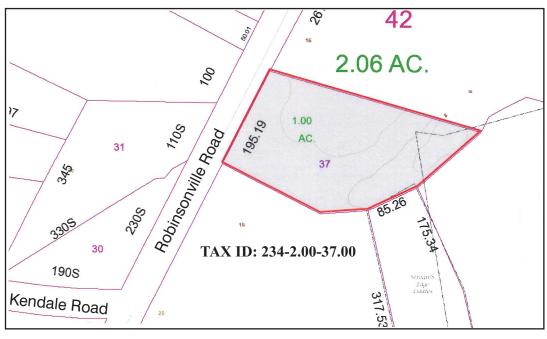
ABSOLUTE AUCTION!

Regardless of Price ON SITE RAIN OR SHINE 19211 Robinsonville Rd., Lewes SAT., MAY 8th 1:00 PM



NOTE: Don't miss this fantastic opportunity to purchase a home on a 1 ± acre wooded parcel in Eastern Sussex Co. at Auction Price!! Home is in need of major renovations or demolition. Property sold "As Is", "Where Is". Purchaser is responsible for their own due diligence.

- **★** Cape Henlopen School District
- **★** Low Delaware Taxes
- **☆** No HOA!!
- ★ 1 Acre ±

TERMS: A 10% deposit to be required at the time of sale with the balance due and payable in cash or certified check at final settlement within 30 days when good unencumbered marketable title will be delivered. Absolute Sale without reserve!! This property will sell on sale day!! A 4% Buyer's Premium to be added to hammer price. Purchasers are responsible for their own due diligence regarding zoning, redevelopment and any or all bureaucratic issues. Property to be sold "As Is", "Where Is".



CALL Butch or Will For Private Showing
ON-SITE INFO

EMMERT AUCTION ASSOCIATES

"We Bring Buyer & Seller Together"
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Seminar Sat., May 1st 12 - 1:30 pm 1 Hour Prior to

Auction on Sale Day
Or By Appointment