

# ABSOLUTE REAL ESTATE AUCTION

**ESTATE OF MARGERY B. HOLLIDAY (DECEASED)**

**BRICK HOME ON 1 ACRE LOT**

**701 N. VIRGINIA STREET • KINGSTREE, SC**

**THURSDAY, SEPTEMBER 28th • 4:00 PM - ON SITE • RAIN OR SHINE**



2700+/- sq. ft. brick home with 3 bedrooms, 2 baths, central heat and air, fireplace, hardwood flooring, crown molding, solid wood doors, living room and den, kitchenette and formal dining room, many extras and a 2 car garage. Home is situated on a large, nicely landscaped lot in the city limits close to town, park, black river, churches, and shopping. Located in a very desirable neighborhood.

**OPEN HOUSE - SUNDAY, SEPT. 17th • 2:00pm-4:00pm  
COME VIEW THIS HOME AND LOT!**

**NOTE:** Due to the flood of October 2015, this home is in need of repairs and renovation. However, do not discard or reject this home without viewing it. The home has a lot of latent potential and could make a nice home for some lovely family or an income producing property for an alert investor.

**HOME SHOWN BY APPOINTMENT OR AT OUR SCHEDULED OPEN HOUSE.**

**TERMS OF REAL ESTATE:** FIFTEEN (15%) of contract price in escrow with the balance due within Thirty (30) days. Purchasers will be furnished a deed free and clear of any encumbrances with stamps. All property sells "AS IS WHERE IS" with no warranty implied or expressed. Auctioneers assume no liability for errors or omissions in this listing. Property will be sold subject to all easements to include highway, power lines, and etc., zoning and restrictions if applicable. Announcements made by auctioneer at the time of sale take precedence over printed matters. Buyers pay for survey. **AUCTIONEERS NOTE:** Seller discloses that due to the fact that residence was built prior to 1978 there may be the presence of lead-based paint in the residence, however the Seller has no knowledge of any lead-based paints or lead-based hazards in the home and has no report or records pertaining to the same. Prospective buyers have the right to inspect the property at their expense (10) days prior to the auction or to sign a waiver to forego the inspection. Auctioneer/Broker will represent the Sellers in this transaction. **10% BUYERS PREMIUM APPLIES**

**TO VIEW THIS HOME CONTACT**



**843.669.5717 | Text 843.319.2734**  
Florence, SC (SCAL 124)  
[rick@rickwattsauctions.com](mailto:rick@rickwattsauctions.com)

**W.M. YONCE AUCTIONS**  
William Yonce CAI, SCAL 104  
**843.687.6323 or 843.687.1499**  
Florence, SC  
Auction Marketing Since 1965