

ONLINE ONLY AUCTION

Ends Thursday, July 24th at 6:00 PM

202 East 4th Street, Washington, KS 66968

3 Bedroom, 1 Bath, 1 ½ Story Home

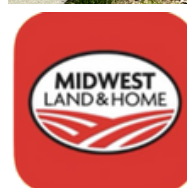
****Bidding begins Thursday, July 10th****

Legal Description: Lot Twenty-two (22), in Block Twenty-three (23), in the City of Washington, Washington County Kansas (Commonly known as 202 E. 4th Street, Washington, Kansas 66968)

Property Features: Ceiling Fans, Wood Cabinets, Stainless Steel Sink, Sunroom, Beautiful Woodwork, Covered Front Porch, Yard, Cement Driveway, Detached 1-Car Garage with additional Storage, Alley Access, Mature Trees

Property Taxes: \$594.38

Property Location: From the intersection of Highway 36 & Highway 15 in Washington, head North for 3 blocks to 4th Street, turn East, house is 2nd house on the North side of 4th Street.



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****This property is being sold “as is,” “where is.” Only applicable to cash or conventional loan buyers.****

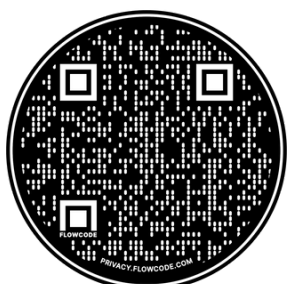


Listing Agent's Notes: Charming 1 ½ story home, built in 1905, featuring 3 bedrooms, 1 bathroom, and beautiful woodwork throughout. The main level includes a living room, dining room, kitchen, bathroom, and laundry room. Upstairs offers 3 bedrooms and a sunroom. The property includes a detached 1-car garage with extra storage, concrete driveway, covered front porch, wood siding, a yard, and mature trees, all situated on a 0.225-acre lot in Washington, KS.

*****Open House will be Sunday, July 6th from 2:00 PM - 4:00 PM*****

Tammy Herra, Agent - 785.747.7151 or Tammy@MidwestLandandHome.com

Terms & Possession: This is an Online ONLY Auction. A buyer's premium of 5% of the final bid price (\$1,000 minimum) will be added to final bid price to determine the total sales price for the Property. 10% down day of the sale, balance due at closing on or before Thursday, August 28, 2025. Sellers to pay 2024 and prior years property taxes. Taxes for 2025 will be prorated to the date of closing. Title insurance, escrow & closing costs to be split equally between buyer and seller. Buyer takes possession at closing. Property to be sold as-is, where-is. All inspections should be made prior to the day of the sale. This is a cash sale and is not subject to financing, have your financing arrangements made prior to auction. Midwest Land and Home is acting as a Seller's Agent and represents the seller's interest. All information has come from reliable sources; however, potential buyers are encouraged to verify all information independently. Statements made the day of sale take precedence over all other printed materials.



Seller
FNB Washington



Tammy Herra, Agent- 785.747.7151
Mark Uhlik, Broker/Auctioneer

www.MidwestLandandHome.com