

AUCTION

A One Time Opportunity
To Bid Your Price for a Luxury Home!

Previously offered at \$1,450,000 with a
Minimum Bid of only \$850,000!

November 30th, 7:00 PM
4Berkshire Drive, Wayne, New Jersey

BIDDING PROCEDURE

- Bidding is limited to pre-qualified bidders. You or your representative must be present to bid.
- The Seller has set a minimum bid of \$850,000. The bidding will start at \$850,000. and the property will be sold to the highest bidder.
- A registration deposit of \$50,000. in the form of cash, cashiers check, or bank check is a requirement of bidding.
- Bidding increments are to be determined by the auctioneer.
- A six percent Buyers Premium will be added to the high bid amount to determine the contract price.
- Upon conclusion of the bidding, the high bidder must execute the Contract of Sale and deposit an additional amount in cash or personal check to total 10% of the contract price.
- All bidders must register prior to the auction and receive a bidder number. Registration will begin at 6:30 PM on auction day.

Complete terms: The complete terms and conditions governing the sale are found in the Contract of Sale. Prospective purchasers are urged to thoroughly research and examine the subject property prior to bidding on it.