

AUCTION

REAL ESTATE AUCTION Saturday, Oct 18th, 10:30 a.m.



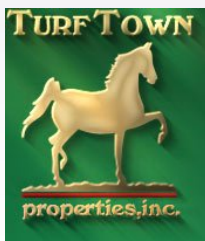
1601 Richmond Rd, Lexington

Complete & Total Restoration back to "better than it's original true beauty!" No stone or piece of hardwood left unturned, untouched, updated or un-polished. As good as an "absolute auction" selling to the highest bidder above an unbelievable \$469,900. Everything updated in this glorious Richmond Road "Classic". Located in the highly desirable "Ashland Park District". New brick wall and wrought iron gates, new concrete brick, new edged driveway/landscaping, new box gutters, new redwood cornice, all new Marvin windows, wood interior/new columns, restored side porch, new back porch. 3rd floor redone for 4th bedroom, new heat, marble mantels in fireplace. Unbelievable upgrades. Amazing, refinished & shining hardwood floors everywhere! An all granite kitchen. All done by a very gifted and retired hands on builder.



Mike Gooch, AARE
Auctioneer, Broker
859-494-7653

1795 Alysheba Way
#1101
Lexington, KY 40509
859-494-7653
FAX - 859-543-1644
gooch@goochsell.com



MINA MATTONE AGENT
859-420-1135

Visit www.goochsell.com for details, directions &
VIDEO TOUR



TERMS: Property sold AS-IS. 10% down day of sale, closing on or before 30 days. Lead Based Paint assessment permitted 10 days prior to auction. 10% Buyer's Premium added to final bid to determine contract sales price. Announcements made day of sale take precedence over printed material, internet, and or TV advertising. Mike Gooch - Auctioneer. See www.goochsell.com for more info.