

# Real Estate Auction 17-261

Chapter 11 Bankruptcy Case No. 17-10251

**4BR Waterfront Home – 4,950+/-SF**

**65 Middle Road, Union, Maine**

**Thursday, December 14, 2017 at 2PM**



**Real Estate:** Consists of a 6.77+/- acre parcel with 400+/- feet of frontage on Seven Tree Pond. Improving the site is a circa 1997 Tudor style waterfront home containing 4,950+/-SF. The quality built home is entered through a portico that opens to a large foyer with open balustraded staircase. The gourmet kitchen has cherry cabinetry, stainless steel appliances, a large center island and a quaint sitting area with vaulted ceiling and wood stove hearth. The has a large formal dining room, a great room facing the water with granite fireplace, 4-bedrooms including a master with bath and whirl pool tub and walk-in closet, 3 additional baths, daylight finished basement with full bar, marble floors, columns, and brick hearth. Other features include an attached 3-car garage, storage building, and wood sauna. Reference Union Tax Map 19, Lot 11-5.

**Preview: Friday, December 1, 2017 from 11:30AM-12:30PM**

**Terms:** A \$10,000 deposit to bid (nonrefundable as to highest bidder) in CASH or CERTIFIED U.S. FUNDS, made payable to the Keenan Auction Co., Inc., increased to 10% of the purchase price within 5 calendar days of the sale, with balance due and payable within **30 days** from date of auction. The property will be sold by public auction subject to all outstanding municipal assessments. Conveyance of the property will be by trustee's deed. All other terms will be announced at the public sale. For a Property Information Package visit [KeenanAuction.com](http://KeenanAuction.com) or

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call (207) 885-5100 and request by auction number 17-261. Richard J. Keenan #236. Our 45<sup>th</sup> Year and 7,725<sup>th</sup> Auction.