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Diane Maas, President



LENDER ORDERED AUCTION

12,635± SQ. FT. COMMERCIAL/RETAIL
BUILDING ON M-22

Former Silver Tree Deli Includes Fixtures & Liquor Licenses!

www.maascompanies.com

Auction will be held on
Friday, May 18 at 11 AM
Former Silver Tree Deli Building
119 North St. Joseph Street
Suttons Bay, Michigan



**One Block
from
Marina &
Lake**

LENDER ORDERED AUCTION

12,635± SQ. FT. COMMERCIAL/RETAIL BUILDING

Former Silver Tree Deli • Auction includes Real Estate, Contents & Liquor Licenses!



12,635 Sq. Ft. Commercial/Retail Building on 8,610 Sq. Ft. Lot • Historic 1930 2-Story Building with Multiple Storefront Options • 5,950 Sq. Ft. Upstairs • 2003 Renovations Prime Location on St. Joseph, M-22 and Madison Avenue Frontage • Corner Building for Added Exposure • Four Restrooms • Suspended HVAC • Off Street Parking • City Water & Sewer • Rear Parking & Adjacent Street Parking • **Sale includes former Deli Contents** including: Tables, Chairs, Racks, Coolers, Coffee Bar, etc. • **SDD*** Liquor License with Sunday Permit (Liquor Control Quota is currently full) • **SDM*** Liquor License. Located in the 'little finger' in the northern part of Michigan, Leelanau County offers quaint stops and a myriad of activities. M-22 hugs Lake Michigan and passes the auction property. "Suttons Bay is the gateway to Leelanau County and lies midway up the eastern shore of Leelanau Peninsula. This year 'round coastal village has a quality all its' own. . . specialty shops, galleries, unique dining experiences, b&b's and historic inns make this place a truly 'walkable village'." +"

INSPECTIONS:

Wednesday, May 2
Thursday, May 17

1:00 – 4:00 PM
1:00 – 4:00 PM

Friday, May 18

9:00 – 11:00 AM

Other times by Appointment.

TERMS: 10% Buyer Premium. Persons must show \$20,000 Certified Deposit at time of registration to obtain a bidding number. \$20,000 Minimum Certified Deposit due on day of Sale, with a deposit equal to 20% due within 2 business days, and balance due at closing within 30 days. The Deposit money shall become Earnest Money and is non-refundable.

Real Estate selling Subject to Owner Confirmation. Esquire Tom Alward is overseeing the closing. Real Estate is selling AS-IS, WHERE IS WITH NO WARRANTIES OR GUARANTIES EXPRESSED OR IMPLIED. See Bidder Kit for complete terms. In all transactions, Auctioneer is acting as an Agent for the Seller. Buyers are urged to inspect items prior to purchase. Seller and Auctioneer are not responsible for items. All information received from reliable sources believed to be correct but not guaranteed by auction company. Any announcement made at the auction takes precedence over any material published about this event. In the event of a dispute, Auctioneer has final decision. Valid Government Issued Photo ID required to obtain bidding number.

* Liquor Licenses are being sold subject to Liquor Control Approval, see Bidder Kit for Complete Details. + Suttons Bay Chamber of Commerce