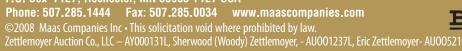


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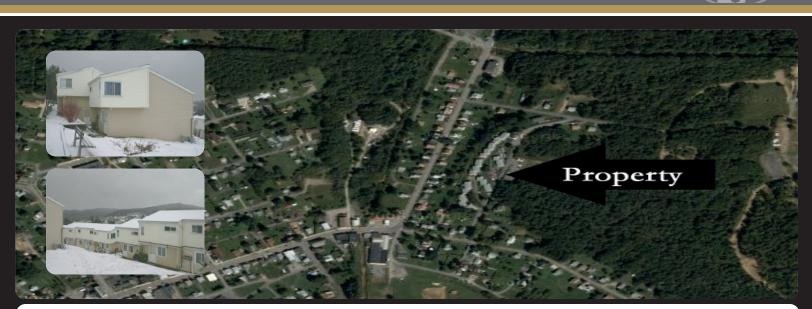












REAL ESTATE AUCTION

**REAL ESTATE INSPECTIONS:** 

Tuesday, March 11, 10:00 AM — 2:00 PM

Monday, March 24, 1:00 PM - 4:00 PM

Other times by appointment.

REAL ESTATE TERMS: 10% Buyer Premium. 20% Certified Deposit due on day of sale, balance due at closing within 30 days. Attorney Alan F. Kirk, Babst, Calland, Clements and Zomnir, (814) 867-8055 represents the Seller. Selling Subject to Owner Confirmation. Real Estate is selling AS-IS, WHERE-IS WITH NO WARRANTIES OR GUARANTEES, EXPRESS OR IMPLIED. See Bidder Kit for Complete Terms. All information received from reliable sources believed to be correct but not quaranteed by auction company. Any announcement made at the auction will take precedence over any material published about this event. In all transactions, auctioneer is acting as an agent for the Seller.

## AUCTION WWW.maascompanies.com

Auction will be held at the Hampton Inn Du Bois Lender Orders Immediate Auction!



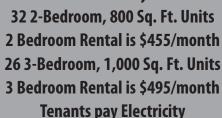
## 58-UNIT APARTMENT COMPLEX ON 4.53 ACRES

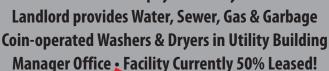
Pleasant Hill Apartments
179 Grant Street, Sykesville, PA



Located Just 6 Miles South of Du Bois & 8 Miles Northeast of Punxsutawney on Route 119 Close to I-80









Minor Repairs and Scheduled Maintenance Required Fantastic Opportunity for New Owner!













AUCTION LOCATION: Auction will be held at the Hampton Inn in Du Bois, Pennsylvania. 1582 Bee Line Highway, (814) 375-1000

**BROKER PARTICIPATION:** Broker Participation is welcome but not required. A 1% Commission will be paid to the licensed Pennsylvania real estate broker who, 1 hour prior to the start to the auction, registers the bidder who pays for and settles for the real estate. A broker buying on his behalf, or on behalf of any business entity in which he holds an interest, is not entitled to a commission.

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