

ABSOLUTE AUCTION

To Be Sold To The Highest Bidder Without Minimum or Reservation

2 Finished Condos, 4 Partially-Finished Condos, Clubhouse with Pool, & 49 Condo Lots in Villas at Summit Reserve

Clubhouse being sold subject to Rights of Others • Lots to be sold as a package • 1731 Summit Reserve Drive, Fort Wayne, IN

Saturday, Feb. 11 • 12:00 Noon

Open House: Thursday, Feb. 9 & Friday, Feb. 10 • 10:00 AM - 4:00 PM



- Water, sewer and trash removal provided (via homeowners association)
- Zoning: RSP3 - Planned Multiple Family
- Utilities: Water: Aqua Indiana; Sewer: City of Ft. Wayne; Electricity: Indiana Michigan Power; Natural Gas: NIPSCO
- Directions: In Ft. Wayne from I-69N, take exit 105B to merge onto IN-14 (W. Illinois Rd.). Go 4.5 miles and turn left onto W Hamilton Rd. S. Travel 0.4 miles and turn right onto Ridge Crest Cross. Travel 0.3 miles and turn right. Summit Reserve will be approx. 0.2 miles on left.

TERMS: 10% Buyer's Premium. Successful bidders will deposit 10% of the purchase price (including Buyer's Premium) on sale day in the form of cash, cashier's check, personal or company check. Plus a real estate sales contract must be signed. Balance is due in certified funds at closing. CLOSING MUST OCCUR WITHIN 20 DAYS OF SALE DATE. NO EXTENSIONS AVAILABLE. Sale day announcements control terms of auction. Acreage & square footage believed to be accurate, but not guaranteed.

ABSOLUTE AUCTION

To Be Sold To The Highest Bidder Without Minimum or Reservation

2 Finished Condos, 4 Partially-Finished Condos, Clubhouse with Pool, & 49 Condo Lots in Villas at Summit Reserve

Clubhouse being sold subject to Rights of Others • Lots to be sold as a package • 1731 Summit Reserve Drive, Fort Wayne, IN

Saturday, Feb. 11 • 12:00 Noon

Open House: Thursday, Feb. 9 & Friday, Feb. 10 • 10:00 AM - 4:00 PM



*Enjoy the Freedom
of a Maintenance Free Lifestyle*



FURROW AUCTION COMPANY

1-800-4FURROW • WWW.FURROW.COM

E-mail: furrow@furrow.com • IN Lic. #AC39600024

*Dated Material
Do Not Delay*

Pass It On..If you know of anyone that might be interested in this auction, we would appreciate your sharing this information with them.

Join our group
on Facebook



Saturday, Feb. 11 • 12:00 Noon

1731 Summit Reserve Drive, Fort Wayne, IN

**Lots in Villas at Summit Reserve
Clubhouse with Pool, & 49 Condo
4 Partially-Finished Condos,
2 Finished Condos,**

Absolute Auction
To Be Sold To The Highest Bidder Without Minimum or Reservation



IN Lic #AC396000024 • RE120211
(865) 546-3206 • 1-800-4FURROW

**FURROW
AUCTION
COMPANY**



PRESORTED
STANDARD
U.S. POSTAGE
PAID
PERMIT NO. 658
KNOXVILLE, TN

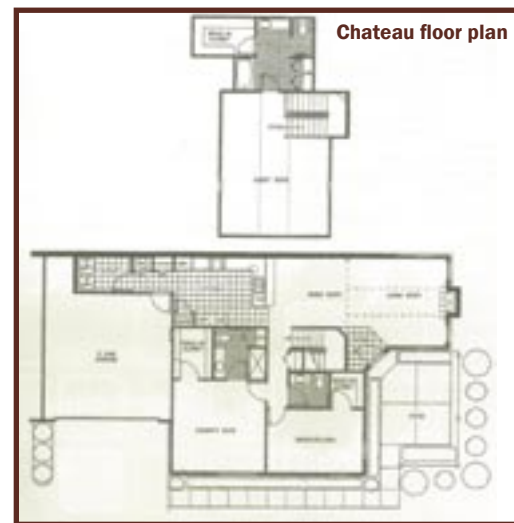
ABSOLUTE REAL ESTATE AUCTION

To Be Sold To The Highest Bidder Without Minimum or Reservation

2 Finished Condos, 4 Partially-Finished Condos, Clubhouse with Pool, & 49 Condo Lots in Villas at Summit Reserve

Clubhouse being sold subject to Rights of Others • Lots to be sold as a package • 1731 Summit Reserve Drive, Fort Wayne, IN

Saturday, Feb. 11 • 12:00 Noon • Open House: Thursday, Feb. 9 & Friday, Feb. 10 • 10:00 AM - 4:00 PM



- 2 Completed Units**
- One Chateau Floor Plan (1,926 sq. ft.) - 3 BR, 2.5 BA, 2 Car Garage
 - One Canterbury Floor Plan (1,889 sq. ft.) - 2 BR, Den, 2 BA, 2 Car Garage
 - Completed units to be sold fully furnished

- 4 Unfinished Units (built out to dry-wall)**
- One Chateau Floor Plan - 3 BR, 2.5 BA
 - Two Canterbury Floor Plan - 2 BR, Den, 2 BA
 - One Abbey Floor Plan (1,718 sq. ft.) - 2 BR, 2 BA, 2 Car Garage

- Clubhouse & Pool**
- 3,000 sq. ft. ideal for meetings and entertainment
 - Fitness room
 - 2 Offices
 - Full Kitchen
 - Bathrooms
 - Pool table
 - Large screen TV

- 49 Condominium Lots (4 with slab/foundation in place)**
- Property Offers:**
- Maintenance free living including landscaping, lawn care and snow removal
 - Located in highly desirable Aboite Township in Southwest Ft. Wayne
 - Private garden courtyards

