

FOR  
SALE

# BY PUBLIC AUCTION

2 - COMMERCIAL BUILDINGS



1501 S. FORT HARRISON

1496 S. MISSOURI AVE

## WHEN

Tuesday, Aug 5th  
@ 11AM

## WHERE

ON SITE  
1501 S. Fort Harrison Ave  
Clearwater, FL

## PREVIEW

Day of Sale, From 9 AM

### BOTH PROPERTIES AUCTIONED AT 1501 S. FORT HARRISON

- Tanks Taken Out Of Service 1961 Filled & Capped
- Highly Visible Corner - High Traffic Count
- Law Office – Medical – Retail – Professional
- Concrete Block & Steel Structure
- 2,000 Sq Ft (MOL) Building
- 1,320 Sq Ft Canopy
- Corner Location on 6 Lane Road with Median Cut
- 1,000 Sq Ft (MOL) Building
- Concrete Block Structure
- Billboard Sign
- High Traffic Count
- Off Street Parking

Both Properties Located Close to Morton Plant Hospital, Pinellas County Court House & Clearwater Beach • Both Zoned C-G, Commercial General



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#### Terms and conditions:

At the Auction, winning bidder will be required to place a 5% deposit based on the purchase price of the property with the escrow agent. Personal or business check will be accepted. The balance will be due at closing within 30 days. The Seller will pay for and provide a Title Insurance Policy. The Seller will provide the deed. The Buyer will pay for the Documentary Stamps. All prorations will be as of closing day. A 10% Buyer Premium will be added to the bid to create the purchase price. Premier Auction Group and the Seller expressly disclaim any liability for errors, omissions or changes regarding any information provided for this sale. Potential purchasers are strongly urged to rely solely upon their own inspection and due diligence in preparing to purchase this property and are expressly advised not to rely on any representation made by the seller or their agents. Premier Auction Group, Inc represents the seller only.