

PUBLIC AUCTION

Saturday July 8, 2017 @ 9:00 AM • 66398 US 33 East, Goshen, Indiana 46526

Beautiful & spacious 6 bedroom, 5 bath home on basement w/ (2) outbuildings & in-ground pool sitting on 11+/- acres outside Goshen, Indiana.

Built in 1929, this all brick historic English Manor home has over 5,200 finished square feet including 6 bedrooms, 5 full bathrooms, 20' x 40' in-ground swimming pool, 36' x 54' outbuilding, 24' x 46' (3) stall horse barn on sitting on 11+/- acres of land. Formerly operated as the Prairie Manor Bed & Breakfast, this stately home is steeped in history and full of character and charm. As you enter the foyer, the grand staircase w/ iron railing takes the eye up the soaring ceilings. A step-down baronial hall living room with 26ft ceilings and unique stone fireplace are just a few features you will discover throughout this home. Upstairs offers 5 bedrooms & 4 full baths, ballroom attic space and a balcony overlooking the baronial hall. Want more on the details on this amazing property? - [VIEW/FULL LISTING @ www.scheerermcculloch.com/auctions/](http://www.scheerermcculloch.com/auctions/)

2008 PONTIAC G6 GT (42KMILES) • 1989 CHEVY CG25 VAN • 1926 FORD MODEL T • JOHN DEERE GATOR • JOHN DEERE 4110 TRACTOR • CUB CADET RZT ZERO TURN MOWER • WOODS BUSH HOG • CHRIS-CRAFT BOAT • SKI-DOO SNOWMOBILES • JOHN DEERE 210 RIDING MOWER • GENERAC GENERATOR • HEAVY EQUIPMENT • LARGE AMOUNT OF POWER TOOLS, HAND TOOLS, LAWN & GARDEN & OUTDOORS • OPERAOLA PLAYER PIANO • CAST IRON • ADVERTISING • ANTIQUES & COLLECTIBLES • ANTIQUE & MODERN FURNITURE • APPLIANCES • HOUSEHOLD ITEMS



Baronial Hall Living Room



Balcony View



Kitchen



**FORMER
PRAIRIE MANOR
BED & BREAKFAST**

REAL ESTATE SELLS @ 11:00 AM

OPEN HOUSES:

Sunday June 11th @ NOON-1:30 pm

Monday June 19th @ 5-6:30 pm

Saturday July 1st @ NOON-1:30 pm



Foyer & Grand Staircase



Formal Dining Room



Master Bedroom



Large Bedroom



4420 Ardmore Ave., Fort Wayne, IN 46809

(260) 441-8636

(260) 356-4111 Huntington Office

Tim McCulloch- (260) 740-6429

David Meyers- (260) 580-3400

Tim Scheerer- (260) 358-6994

Chris Scheerer- (260) 358-6996



AU10200127
AU19300036
AU11000012



Robert J. & Janet L. Joesten, Owners

JULY 2017						
S	M	T	W	T	F	S
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

Terms on real estate: Buyer Brokers welcome (contact auctioneer for details). \$35,000 down day of auction, balance on closing. Buyer to pay winning accepted bid price plus a 2.5% buyers premium (2.5% of winning bid price) due at closing. Property sold subject to confirmation of the owners. Property sold as-is, where-is. Property sold for cash. (The sale of this property may be financed; however, the sale of this property IS NOT CONTINGENT to financing approval). The information stated in this brochure are the opinions of the sellers, Scheerer McCulloch Auctioneers, Inc. and its agents, however, the decision to bid on the real estate property is entirely up to the individual bidders based on their own individual inspections, research and opinions. All statements, measurements, zoning and tax information are from reliable sources, however, are not guaranteed to be accurate. Statements made day of auction takes precedence over any and all previous oral or written matter. **Real estate closing within 45 days of auction.**

***Real estate taxes:** Real estate tax information stated indicates what the current owner is required to pay and is merely a guideline (the new buyer's real estate taxes may or may not be the same as what the current owners is required to pay). RE taxes prorated to date of closing.

Personal Property Terms: 10% buyers premium on all items. Cash, MC/VISA. All items sold as-is. Statements made day of sale take precedence over printed matter. All sales are final. Not responsible for accidents.

66398 US 33 East, Goshen, IN | Prairie Manor B&B



AUCTIONS • SENIOR RELOCATION • REAL ESTATE

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**5,200+/- SF
HOME ON 11 ACRES**

AUCTION

Beautiful and spacious 6 bedroom, 5 bath home on basement with (2) outbuildings & in-ground swimming pool sitting on 11 +/- acres in Goshen, Indiana. Former Prairie Manor Bed & Breakfast.

**BEAUTIFUL
6 BEDROOM HOME
ON 11+/- ACRES**



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