

# ABSOLUTE ESTATE AUCTION

## SAT, OCT 7<sup>th</sup> 2023 - 10:00 AM

### BEAUTIFUL BRICK RANCH HOME ON NICE LOT & ADD'L ADJOINING LOT - 159 W. Grayson St. - Hillsville, VA 24343

### ALSO GLASSWARE - COLLECTIBLES - FURNITURE - TOOLS & Personal Property *of the late Ernest & Martha Martin*



This brick ranch home boasts over 2,000 sq. ft. of living area and features a large living room, kitchen/dining/den w/brick fireplace, gorgeous sunroom, 3 bedrooms and 1 3/4 baths. Full walk-out basement with two additional finished rooms. Home sits on a .69 ac. lot with frontage on two streets, paved drive and attached carport. Public water & sewer and property is zoned R-1 Residential. *NOTE: Potential buyers will have from Sept. 27th until Oct. 6th to conduct a lead-based paint contamination waiver test if they so desire.* There is also a .37 ac. adjoining open lot which we will be offered separate from the house lot.



BEAUTIFUL SUNROOM

#### PARTIAL LIST OF PERSONAL PROPERTY AT "ABSOLUTE AUCTION"

Round refinished pedestal dining table, Duncan Phyfe mahogany 2 over 3 chest of drawers, mahogany bench w/upholstered seat, antique jelly cupboard, pie safe w/tins, bow front china cabinet, empire style sofa w/carved accents, drop leaf table w/6 rose carved chairs, round dining table w/4 chairs, 4 pc. bedroom suite, drop leaf side table, 3 pc. bedroom suite, 4 pc. bedroom suite, sofas, chairs, rockers, washer, dryer, dehumidifier, chest freezer, sm. kitchen appliances, pictures, lamps, old trunk, side/end tables, rockers, pitcher/bowl & matching chamber pot, glassware (Carnival-pink & green depression-Amber-Fostoria-milk glass-crystal), McCoy tea pot, USA *Puss in Boots* cookie jar, #5 crock, planters, china, painted dessert plates, dishes, decanters, candy dishes, canning jars, pitcher & matching chamber pot, Jim Shore angels & figurines, Cherished Teddies collection, flatware in case, banjo, what knots, cook books, pots/pans, Corning-ware, baskets, dish pan, Christmas decorations & more!

Morton & Harris Marksman bb gun, B&D Firestorm 10" table saw, Toro string trimmer, x-cut saws, hand tools, saws, ammo boxes, metal cabinets, metal chairs, wooden ladder, ext. ladder, yard/garden tools, scythe, grass seeder, dolly, push mowers & more!



See Survey Plat on Back



VAAAF #789

235 West Stuart Drive  
Hillsville, VA 24343  
276-728-9181  
[www.dawnauction.com](http://www.dawnauction.com)

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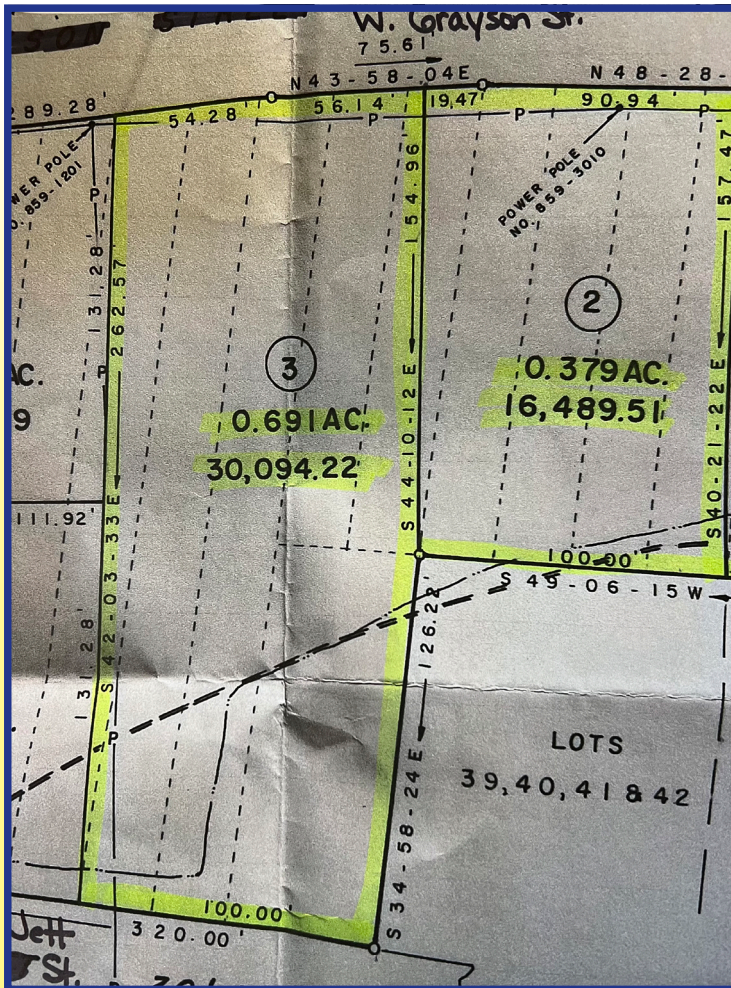
PRESORTED  
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Return Service Requested



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ALSO GLASSWARE – COLLECTIBLES – FURNITURE – TOOLS & Personal Property of the late Ernest & Martha Martin



**TERMS:** Real Estate 10% deposit day of auction, balance within 30 days at closing. Personal Property cash, check or credit/debit card day of sale.

**INSPECTION:** Call our office anytime to see this beautiful property. Personal Property 1.5 hrs. prior to auction.

**AUCTIONEER'S NOTE:** Don't Miss this opportunity to purchase a really nice home with additional lot located in Town of Hillsville! Also great personal property – all at Absolute Auction!!

**DIRECTIONS:** In Hillsville, VA at int. of Rt.# 58 & Rt.# 52 go N. on Rt.# 52 for 2/10 mi. to W. Grayson St., turn L & go 3/10 mi. to home on left.