

ON SITE LIVE PUBLIC AUCTION

6939 MC CRAY DRIVE HUDSON, FL.

2 BEDROOM 1 BATH WATERFRONT HOME



DIRECT GULF ACCESS CANAL

- Numerous Sail Boats On This Canal
- Floating & Fixed Dock Also Private Boat Ramp
- 120 Ft On Roadside, 97 On Waterside .16 Acre Total
- 1008 S/F Living Area Renovated Inside & Out
- Block Building, 1 Garage W/ New Overhead Door
- 10x15 Bedroom and 10x 15 Bedroom
- All New Bath, Tub, Shower, Sink, And Toilet
- New Berber Carpet And Tile Through Out House
- 12 x 14 Screened Back Porch,
- Outdoor Enclosed Shower & Sink
- Newer Central Heat And AC System
- Property is Nicely Landscaped & Well Maintained
- Municipal Water & Sewer
- Built In 1977. Property Taxes For 2007 Are \$ 3385.51
- THIS WELL KEPT HOME IS MOVE IN READY

SAT. NOV 3 @ NOON
Open House From 11 AM
SALE HELD ON SITE

DIRECTIONS: From US 19 & Hudson: Proceed West On Hudson Ave To Stop Sign. Turn Right On Old Dixie Highway. Go North .5 Mile (Just Over Bridge). Turn Left On McCray Dr. Go .2 Mile. The House Is On The right At The Curve.

For more info contact **PETER SPATZ 727-863-9200** or peter@naainfo.com

Terms & Conditions: To bid on REAL ESTATE you must have a picture I.D. and your check book. There is no fee to register. At the Auction, the winning bidder will be required to place a \$5,000 deposit with the escrow agent. Personal checks will be accepted. The balance will be due at closing within 30 days. The seller will pay for & provide a title insurance policy. The buyer will pay for the Documentary Stamps. All Prorations will be as of closing day. A 10% buyers premium will be added to the bid to create the purchase price. All Measurements Approx. Remarks From Podium Supersede Written Info.



NORTH AMERICA AUCTIONEERS

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