



BID & BUY ♦ 2 EAST HILL HOMES
LOW, LOW MINIMUM BIDS
ONLINE ONLY AUCTION: REGISTER TODAY!
CLOSES OCT. 30, STARTING AT 6:00PM

Let Us Do
An
AUCTION
For You!

BoylestonAuctions.com - Register to Bid Now!

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Auctioneer's Note: Classic East Hill Brick Ranches Are Getting Harder and Harder to Find! These Two Examples of 1950s East Hill are Selling Individually at Online Auction. The Estate Heir has Chosen the Auction Method to Give All Interested Buyers Equal Opportunity to Buy One or Both Homes. Perfect for Side by Side Flip or to Create Your Own Personal Style Statement for Your Own Residence or Investment Property. East Hill is a HOT Market.... Excellent Resale or Rental Income Potential.

Open House: Sat., Oct. 21 and Sun. Oct. 29, 11AM - 5PM

3610 N. 12th Avenue



Property Features: 3610 N. 12th Avenue

- .29 Acre Home Site. High and Dry with Stunning Heritage Magnolias, Azaleas and Oaks. Lot Size: 100'x120'
- Paved Roads, Public Water, Public Sewer
- Brick Construction, Built in 1956.
- 1488 Square Feet of Living Area with 2,287 Square Feet Under Roof ~ 3 Bedroom, 2 Bathrooms ~ Florida Room & Large Living Room, Covered Porches & Patio
- 400 Sq. Ft. 2-Car Carport – Dimensional Shingle Roof
- Hardwood Floors and Classic 1950s Tiled Bathrooms
- Central Heat and Air, Copper Wiring
- No HOA, No Covenants, No Restrictions
- Zoned City of Pensacola Single Family R-1AAAA
- Convenient to Everywhere You Want to Be!

3612 N. 12th Avenue



Property Features: 3612 N. 12th Avenue

- .29 Acre Home Site. High and Dry with Stunning Heritage Magnolias, Azaleas and Oaks. Lot Size: 100'x120'
- Paved Roads, Public Water, Public Sewer
- Brick Construction, Built in 1955.
- 1446+- Square Feet of Living Area with 1,810 Square Feet Under Roof ~ 3 Bedroom, 2 Bathrooms ~ Florida Room & Large Living Room, Covered Porches & Patio
- Hardwood Floors and Classic 1950s Tiled Bathrooms
- Central Heat and Air Ducted, But AC Needs Replacing
- Copper Wiring, Hip Roof, 3 Exterior Storage Buildings
- No HOA, No Covenants, No Restrictions
- Zoned City of Pensacola Single Family R-1AAAA
- Convenient to Everywhere You Want to Be!

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