

Live Real Estate AUCTION

MIKE & JANICE ULFERTS

Thurs., May 28, 2020 6:30 p.m.

Location: 1414 Westwood Court, Willmar, MN 56201 • (Watch Website for Updates and details)

2+ BR/3 Bathroom Home located on a secluded cul-de-sac, second tier to Foot Lake. Living room has a large, two-sided fireplace and 3-season sunroom overlooking the wooded backyard. Open floor plan between kitchen, dining room and living room. Two BRs & laundry room are located on the main floor. Basement has a family room with gas fireplace and a potential 3rd BR (window non-conforming). There is also a cement storm shelter room and cedar walk-in closet. The basement is partially unfinished, so the new buyer could adapt the space to fit their needs. Attached large two stall garage.

- Kitchen 13'x14'
- Dining Room 11'x16'
- Living Room 15'x25'
- Bedroom 1 13'x31'
- Bedroom 2 10'x12'
- Bedroom 3 12.5'x14.5' (non-conforming window)
- Family Room 15'x22'
- 3-Season Room 9.5'x15'
- Laundry Room 6'x6.5'
- Storm Shelter 3'x23'
- Cedar Closet 5'x9'
- 200 amp breakers
- Electric water heater
- Forced air furnace with humidifier & central AC
- Poured concrete foundation
- Brick, wood & cement board siding
- City sewer and city water
- SS kitchen appliances: GE dishwasher, GE gas stove, Whirlpool refrigerator, Samsung microwave, Maytag washer and dryer
- Garden storage shed
- Much more!

Immediate possession after closing



Auctioneer's Note: Mike and Janice have bought a smaller residence & will be relocating. At this time, there will be no open houses. Private showings only. Measurements are approximate. Please watch our website for any additional info. Call Laura for terms & more info on the Real Estate 320-262-4893. Broker participation welcome. For more info on the online auction call Frank at 320-290-8490. Buyer's premium will apply.

Ford Expedition, Lawn & Garden, Tools, Toys, & Miscellaneous ONLINE BIDDING ONLY AUCTION

Begins: Fri, May 22, 2020 12:00 p.m.

Ends: Tue, June 2, 2020 6:00 p.m.

Pickup will be Thursday, June 4 • 3:00-6:00 p.m.

- 2000 Ford Expedition Eddie Bauer Edition, Triton V-8, Auto, Leather, Prior Salvage
- Homemade Two Wheel Trailer
- Troy Built TB42 Lawn & Garden Tractor
- Toro 7.25 H.P. 22" Cut Pager Walk Behind Lawn Mower
- Yard Machine 5.5 H.P. Lawn Vac
- AG Fab Pull Type Lawn Sweeper
- Lots Of Hand Tools
- Power Tools
- Lots Of Camping Items
- Fiberglass & Alum Ladders
- Ant. Wood Rocking Horse
- Full Size Bed
- Couch, Love Seat
- Furniture,
- Collectibles
- Much More



1/16 JD, AC, Case Farm Tractors
1/16 JD, AC & Cub Cadet Lawn Tractors With Blades
1/64 Farm Tractors, JD, Case IH, IH, Ford, MF,
Case Tonka Toys

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