

PUBLIC
AUCTIONTHURSDAY MARCH 23RD STARTING AT 11:00 A.M.★ Bashin Road & 72 River Road to be Sold in Their Entirety Starting at 11:00 A.M.
and then Individually at the following times ★THURSDAY, MARCH 23RD AT 11:30 A.M.**BASHIN ROAD, HATFIELD, MA:**

- 11 ½ Acres of Land •
- ±510' of Frontage Along Bashin Road •
- Assessor's Map 204, Lot 6 •
- Zoned: Agricultural •

Directions: Main Street to Old Farms Road. Follow approximatley 1/2 mile to the end of the road. Take right on to Bashin Road.

★ WATCH FOR AUCTION SIGNS ★

THURSDAY, MARCH 23RD AT 12:00 P.M.

★ To be sold individually on the Premises ★

72 RIVER ROAD, WHATLEY, MA:

- 2 Story Barn / Market • ±9 ½ Acres of Land •
- 1ST FLOOR:** • ± 4,878 S/F • Market Area •
- Storage Area • (2) Coolers • (2) Overhead Doors •
- (2) Loading Docks • Concrete Floors • Open Area •
- 200 AMP Electric Service •
- Several Gas Fired Space Heaters •
- Water and Septic System •
- 2ND FLOOR:** • 2,250 S/F • (2) Offices • (1/2) Bath •
- Residence Area w/ Full Bath, Large Kitchen, Den, L-Shaped Bedroom, Utility Room, Built -In A/C •
- Gas FWA Heat • Tile Floors •



2 STORY BARN / MARKET

THURSDAY, MARCH 23RD AT 12:30 P.M. (NOON)

★ To be sold on the Premises ★

71 RIVER ROAD, WHATLEY, MA:

- 2 Story Colonial Style Home •
- ± ½ Acre of Land • ± 1,203 S/F •
- ± 100' Frontage Along River Road •
- Assessor's Map 14, Lot 26 •
- Zoned: AR-1 Rural Residential •
- One- Story Shop/ Garage • ± 768 S/F •
- Heat • (2) Overhead Doors •



2 STORY COLONIAL HOME



ONE STORY SHOP/ GARAGE

THURSDAY, MARCH 23RD AT 1:00 P.M.

★ To be sold on the Premises ★

75 RIVER ROAD, WHATLEY, MA:

- 2 Story Single Family Home • ±1/2 Acre of Land •
- ± 2,240 S/F • Kitchen • Living Room •
- Mud Room • (1) Bath • Dining Area •
- (5) Bedrooms • Hardwood & Tile Floors •
- Full Basement • Oil FWA Heat •
- Septic System • Assessor's Map 14, Lot 23 •
- Zoned : AR-1 Rural Residential •



2 STORY SINGLE FAMILY HOME

2% BROKER'S INCENTIVE
CALL AUCTION OFFICE FOR DETAILS**Sale per Order of Mortgagee**

L. Alexandra Hogan, Esquire

of the firm of Shatz, Schwartz and Fentin, P.C.

1441 Main Street, Springfield, MA 01103

Attorney for Mortgagee

Terms of Sale**Entirety:** (Bashin Road and 72 River Road) \$20,000.⁰⁰ Deposit Cashier's or Certified Check**Individually:** \$10,000.⁰⁰ Deposit per Property Cashier's or Certified Check

5 % Buyer's Premium Applies

Other Term to be Announced at the Time of Sale.

Aaron Posnik**AUCTIONEERS • APPRAISERS**

★ **PUBLIC AUCTION** ★
WESTERN, MASSACHUSETTS

(4)
**PRIME AGRICULTURAL /
RESIDENTIAL PROPERTIES**

INCLUDING:

- (2) SINGLE FAMILY HOMES
- (1) 2-STORY BARN
- (1) VACANT AGRICULTURAL LAND

★ Bashin Road & 72 River Road to be Sold in Their Entirety Starting at 11:00 A.M.
and then Individually on Each Premises ★

★ All Other Properties to be Sold on the Premises ★

THURSDAY, MARCH 23RD
STARTING AT 11:00 A.M.

Terms of Sale

Entirety: (Bashin Rd & 72 River Rd) \$20,000.⁰⁰ Deposit Cash or Certified Funds

Individually: \$10,000.⁰⁰ Deposit Cash or Certified Funds

5 % Premium Applies

Other Terms to be Announced at the Time of Sale.

Aaron Posnik

AUCTIONEERS • APPRAISERS

Visit our Website @ www.posnik.com
Toll Free 1-877-POSNIK-1 (767-6451)



Aaron Posnik & Co., Inc.
31 Capital Drive
West Springfield, MA 01089

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Springfield, MA

MA Auc. Lic. #161
PA Auc. Lic. #AY000241L
Est. 1932

Aaron Posnik & Co., Inc.
31 Capital Drive • West Springfield, MA 01089
(413) 733-5238 (Fax) 731-5946

Aaron Posnik & Co., Inc.
P.O. Box 247 • Malvern, (Philadelphia) PA 19003
(610) 853-6655 (Fax) 853-6633

THURSDAY MARCH 23RD STARTING AT 11:00 A.M.
WHATELY & HATFIELD, MASSACHUSETTS



(4)
**PRIME
AGRICULTURAL /
RESIDENTIAL
PROPERTIES**



Visit our Website at www.posnik.com

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2% BROKER INCENTIVE OFFERED!!!
Call Auctioneer's Office for Details

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PUBLIC AUCTION

• **HAMPSHIRE & FRANKLIN COUNTIES, MASSACHUSETTS** •

(4)
PRIME AGRICULTURAL / RESIDENTIAL PROPERTIES

THURSDAY MARCH 23RD STARTING AT 11:00 A.M.

★ Bashin Road & 72 River Road to be Sold in Their Entirety at Starting 11:00 A.M.
and then Individually on each Premises at the following Times and Locations ★

TIME	ADDRESS	TOWN
11:00 A.M.	BASHIN ROAD & 72 RIVER ROAD (ENTIRETY)	HATFIELD
11:30 A.M.	BASHIN ROAD	HATFIELD
12:00 P.M.	72 RIVER ROAD	WHATELY
12:30 P.M.	71 RIVER ROAD	WHATELY
1:00 P.M.	75 RIVER ROAD	WHATELY