

OWNER'S SALE OF REAL ESTATE BY

# A PUBLIC AUCTION

• PITTSFIELD, MASSACHUSETTS •

\$35,000  
MINIMUM BID  
FOR EACH  
PARCEL!!!

## 7 AUCTIONS/ 7 PARCELS

### ★ (7) APPROVED RESIDENTIAL BUILDING LOTS ★

LOCATED AT  
**WOODMONTE ESTATES**

TO BE SOLD IN IT'S ENTIRETY ON THE PREMISES OF 60 WESTBROOK TERRACE  
AND INDIVIDUALLY ON THE PREMISES OF EACH LOCATION

**TUESDAY, DECEMBER 17<sup>TH</sup> STARTING AT 11:00 A.M.**

**60 WESTBROOK TERRACE**

**AT 11:00 A.M.**



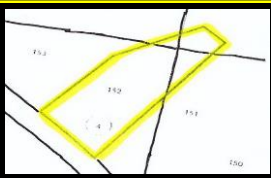
#### ★ LOT #60 WESTBROOK TERRACE ★

- ±1 Acre of Land • Public Water & Sewer Available •
- Zoned: R43 (Residential) • ± 255' Frontage on Westbrook Terrace •
- Assessor's ID: B080002156 •

★ Assessed Value \$83,300 ★

**56 EASTBROOK LANE**

**AT 11:30 A.M.**



#### ★ LOT #56 EASTBROOK LANE ★

- ±1 ¼ Acres of Land • Public Water & Sewer Available •
- Zoned: R43 (Residential) • ± 100' Frontage on Eastbrook Lane •
- Assessor's ID: 070004152 •

★ Assessed Value \$84,700 ★

**48 EASTBROOK LANE**

**AT 12:00 P.M. (NOON)**



#### ★ LOT #48 EASTBROOK LANE ★

- ±1 Acre of Land • Public Water & Sewer Available •
- Zoned: R43 (Residential) • ± 120' Frontage on Eastbrook Lane •
- Assessor's ID: 070003144 •

★ Assessed Value \$83,000 ★

**53 EASTBROOK LANE**

**AT 12:30 P.M.**



#### ★ LOT #53 EASTBROOK LANE (LOCATED ON CUL-DE-SAC) ★

- ±1 Acre of Land • Public Water & Sewer Available •
- Zoned: R43 (Residential) • ± 335' Frontage on Eastbrook Lane •
- Assessor's ID: B070001149 •

★ Assessed Value \$83,600 ★

**52 EASTBROOK LANE**

**AT 1:00 P.M.**



#### ★ LOT #52 EASTBROOK LANE (LOCATED ON CUL-DE-SAC) ★

- ±2 Acres of Land • Public Water & Sewer Available •
- Zoned: R43 (Residential) • ± 125' Frontage on Eastbrook Lane •
- Assessor's ID: B070001148 •

★ Assessed Value \$72,200 ★

**45 WESTBROOK TERRACE**

**AT 1:30 P.M.**



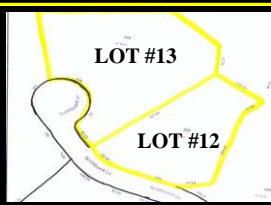
#### ★ LOT #45 WESTBROOK TERRACE ★

- ±1 ¼ Acres of Land • Public Water & Sewer Available •
- Zoned: R43 (Residential) • ± 400' Frontage on Westbrook Terrace •
- Assessor's ID: A070003140 •

★ Assessed Value \$68,900 ★

**12 & 13 NORTHBROOK LANE (LOTS TO BE SOLD TOGETHER)**

**AT 2:00 P.M.**



#### ★ LOT #12 & 13 NORTHBROOK LANE (LOTS TO BE SOLD TOGETHER) ★

★ Stunning Panoramic Views ★

- ± 4 Total Acres of Land • Public Water & Sewer Available •
- Zoned: R43 (Residential) • ± 425' Frontage on Northbrook Lane •
- Assessor's ID's: Lot #12 A080001109 & Lot #13 A080001111 •

★ Assessed Value \$66,300 ★

#### Terms of Sale:

**Entirety:** \$70,000 Deposit Cashier's or Certified Check.

**Individually:** \$10,000 Deposit per Property Cashier's or Certified Check. 6 % Buyer's Premium Applies.

Other Term to be Announced at the Time of Sale.

## Aaron Posnik

AUCTIONEERS • APPRAISERS

Aaron Posnik & Co., Inc.  
Established 1932

**1% BROKER  
INCENTIVE OFFERED!!!**

SALE PER ORDER OF OWNER

Branch Office  
P.O. Box 247

Merion (Philadelphia), PA 19355

610-853-6655 Fax 853-6633

PA Auc. Lic. #AY000241L

Corporate Office  
31 Capital Drive

West Springfield, MA 01089

413-733-5238 Fax 731-5946

MA Auc. Lic. #161

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