

# PUBLIC AUCTION

• SOUTH BOSTON, MASSACHUSETTS •

(2)

## RESIDENTIAL CONDOMINIUM UNITS

WITH GARAGE SPACES

“CLOSE PROXIMITY TO OLD HARBOR BAY & CARSON BEACH”

28 Telegraph Street  
SOUTH BOSTON, MASSACHUSETTS

To Be Sold In Its Entirety And Individually On The Premises

WEDNESDAY, AUGUST 7<sup>TH</sup> STARTING AT 11:00 A.M.

### FEATURES:

#### UNIT #1:

- First Floor Condominium Style Unit •
  - ±1,078 S/F of Living Area •
  - Total of (6) Rooms w/ (3) Bedrooms & (3½) Baths •
  - Central Heat & Air Conditioning • Hardwood Floors •
  - Basement • Patio • Fireplace • (1) Garage Space •
  - Property ID: W:07;P:01175;S:002 • Zoned: CD •
- ★ Recently Renovated in 2021 ★

#### UNIT #2:

- Second Floor Condominium Style Unit •
- ±1,370 S/F of Living Area •
- Total of (6) Rooms w/ (3) Bedrooms & (2½) Baths •
- Central Heat & Air Conditioning • Wood Floors •
- Basement • Patio • Fireplace • (1) Garage Space •
- Property ID: W:07;P:01175;S:004 • Zoned: CD •



1% BROKER INCENTIVE OFFERED!!!

Sale Per Order of Mortgagee  
Attorney Steven Weiss  
Of the Firm of Shatz, Schwartz and Fentin, P.C.  
1441 Main Street, Springfield, MA  
Attorney for Mortgagee

#### Terms and Order of Sale

**Entirety:** \$50,000.00 Initial Deposit Required at Time of Auction in Certified or Bank Funds.  
**Individually:** \$25,000.00 Initial Deposit Required at Time of Auction in Certified or Bank Funds  
Deposits to be Increased to 10% of Purchase Price Within 5 Business Days  
6% Buyer's Premium Applies.  
Other Terms To Be Announced At Time Of Sale.

**Aaron Posnik**

**AUCTIONEERS • APPRAISERS**

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Visit our Website @ [www.posnik.com](http://www.posnik.com)  
Toll Free 1-877-POSNIK-1 (767-6451)



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

# WEDNESDAY, AUGUST 7<sup>TH</sup> STARTING AT 11:00 A.M. 28 TELEGRAPH STREET SOUTH BOSTON, MASSACHUSETTS

## ★ VALUABLE RESIDENTIAL PROPERTY ★



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