

Auction

Lake AERO Buildings 26405 & 26464 Blondo Street Waterloo, NE 68069

Rare opportunity to buy a well-built industrial building and an office/retail building. Located on the corner of 264th & Blondo with incredible visibility. Perfect for boat storage or a sales/service user.

See 2nd page for Terms & Conditions

Industrial Building: 10,624 +/- SF
3.1238 +/- AC
Built in 1966

Auction Details: June 14, 2018
Located on site
2:00 PM (CST)

Office/Retail Building: 1,296 +/- SF
0.33 +/- AC
Built in 1972

Listing agent:

S. Scott Moore
402 677 3004
smoore@omnepartners.com

omnepartners.com



13340 California Street, Suite 100
Omaha, NE 68154
402 697 8899

**26405 & 26464 Blondo St.
Waterloo, NE
Aerial**



TERMS & CONDITIONS

\$10,000 deposit for the Industrial building and \$5,000 deposit for the retail / office building the day of the auction, balance due upon closing (on or before July 16, 2018) when clear and marketable title will be furnished. Sale is subject to Seller confirmation of price. A Right of First Refusal exists for Lake Aero Replat II Lot 40, Block 0, Irreg.

Seller makes no warranties of any kind expressed or implied. All information was derived from sources believed correct, but not guaranteed. All interested parties are encouraged to inspect the premises prior to the real estate auction. Buyer shall rely entirely on their own information pertaining to each property and inspection of the site(s). No liability for accuracy, errors or omissions are assumed by the sellers, real estate agent / auctioneer. Announcements made day of the sale take precedence over all written material.

Call S. Scott Moore for additional Information: 402-677-3004

NOTE: All dimensions are approximations and are not guaranteed. Please field verify all measurements