

**Thursday
November 6th
Starting
at 11:00 A.M.**

PUBLIC AUCTION

To Be Sold on the Premises:

**330 River Road, Route 12A
Claremont, NH 03743**

Inspection: Morning of Sale or by Appointment



Easy Access Just 3 Miles From I-91

Parcel 1

- 106,000 Sq. Ft. Industrial Mfg. Building & Warehouse
- Built 1980
- Utilities: Oil, Water, Town Sewer
- Steel Clear Span Construction

Parcel 2

- 2,000 Sq. Ft. Office/Residential Dwelling, 2 Bathrooms
- Built 1970
- Utilities: Electric & Propane Heat, Forced Hot Air
- Easy Access Just 3 Miles From I-91

Terms of Sale: A deposit of \$50,000 shall be required to be paid by certified check, cash or bank cashier's check at the time and place of sale. Successful bidder shall be required to tender an additional deposit within 5 business days to be equal to 10% of the successful bid. The balance is to be paid in cash, certified check or bank cashier's check within 30 days of the date of the sale. Other terms to be announced at the time of sale.

Capital Recovery Group, LLC
1654 King Street
Enfield, CT 06082

800.300.6852 • Fax: 860.623.9160
William J. Firestone, NH Lic. No. RSA 311-B

PUBLIC AUCTION

Presorted
First Class Mail
U.S. Postage
PAID
Eugene, Oregon
Permit No. 305

Thursday, November 6th
Starting at 11:00 A.M.

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or by Appointment

Industrial Real Estate
58± Acres, 2 Parcels
Claremont, NH



IP-3148925