

# REAL ESTATE AUCTION

WEDNESDAY NOV 4<sup>th</sup> 2026 ■ 4:00 PM

📍 1222 Sunnydell Ln. Norfolk NE 📍

See more photos via our website: [www.RestAgAuction.com/1222](http://www.RestAgAuction.com/1222)



Bedrooms: 3  
Bathrooms: 2  
Living Area: 1056 SF  
Lot Size: 0.22 Acres  
Garage: Single Detached  
Year Built: 1959  
Property Tax: \$2864.65

County: Madison  
Parcel ID: 590115227



## FEATURES:

- Central A/C
- Gas water heater
- Gas furnace
- Hardwood floors in both bedrooms
- Eat in kitchen
- New deck
- Walk out basement
- Washer & dryer stay
- Single detached garage

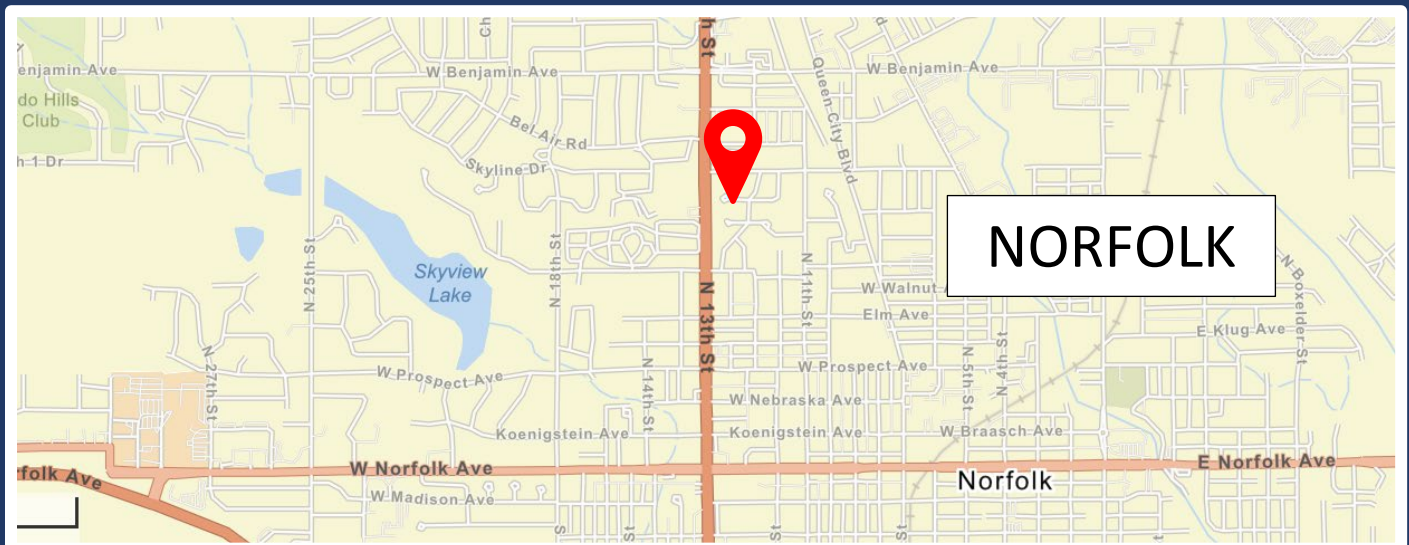
## TERMS:

- The property being sold in "As Is" condition.
- Purchase is not contingent on financing or inspections. If financing is needed, it must be arranged prior to bidding.
- All bidders are required to register the day of the auction. Bring Photo ID.
- Winning bidder to pay a **10% non-refundable deposit** the day of the sale.
- Remaining balance is due within 30-45 days from auction date.
- Buyer to enter into a Purchase Agreement immediately following the sale. Title insurance and Escrow Fee split equally between buyer and seller. For full terms & conditions see Purchase Agreement.
- Seller reserves the right to accept or decline any and all offers.
- Full possession on final closing.

**REAL ESTATE TAXES:** Seller will pay the 2025 and all prior taxes. The 2026 taxes will be prorated as of the date of closing.

## OPEN HOUSE

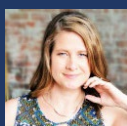
Tuesday, Octber 13<sup>th</sup> from 5pm – 6pm  
Monday October 26<sup>th</sup> from 5pm – 6pm  
Or by appointment



Owner: Avis Bruster

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Property is being sold through:



**Penny Korth**  
Realtor  
402-640-4000



**Craig Korth**  
Auctioneer  
Realtor

REAL ESTATE  
SOLUTIONS TEAM