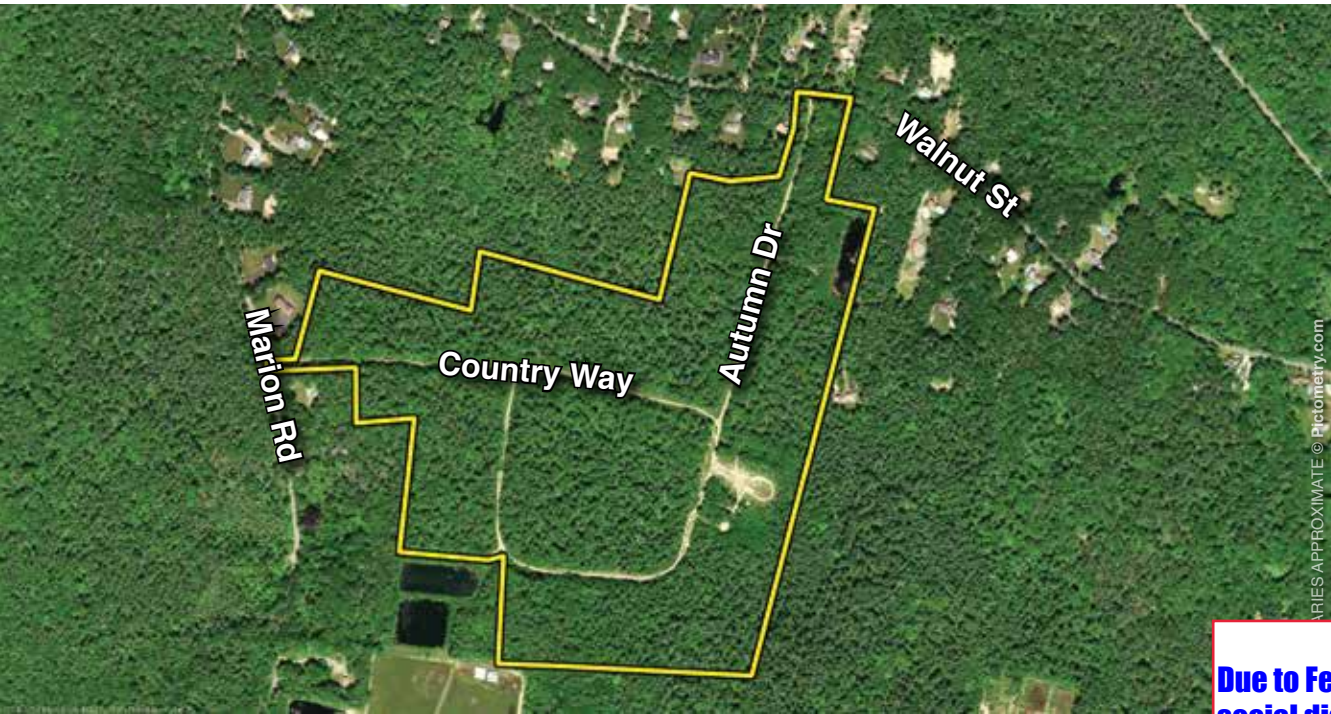


MIDDLEBORO, MA

Approved 26-Lot Residential Subdivision

“Cranberry Woods” on 85± Acres



VARIES APPROXIMATE © Pictometry.com

JJ Manning

— AUCTIONEERS —

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MA AUC LIC 3184
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BRO 1692
REF 20-1870

Terms of Sale: 10% certified deposit of which \$25,000 by certified or bank check at the auction & remainder by 4pm ET on Thursday, 3/26/20. Balance in 45 days. 10% Buyer's Premium will be added to the high bid & result will be the total purchase price. Other terms, if any, announced at the sale. All information derived from reliable sources believed correct, but not guaranteed. Buyers shall rely entirely on their own judgment & inspection. Announcements from the Auction Block take precedence over any previously printed material or any other oral statements made. JJManning Auctioneers is acting exclusively on behalf of Seller in this transaction.

Pre-auction Offers: Must be tendered on a signed JJManning approved P&S Agreement & accompanied by a 10% certified deposit in certified or bank check or by confirmed wire transfer in order to be considered.

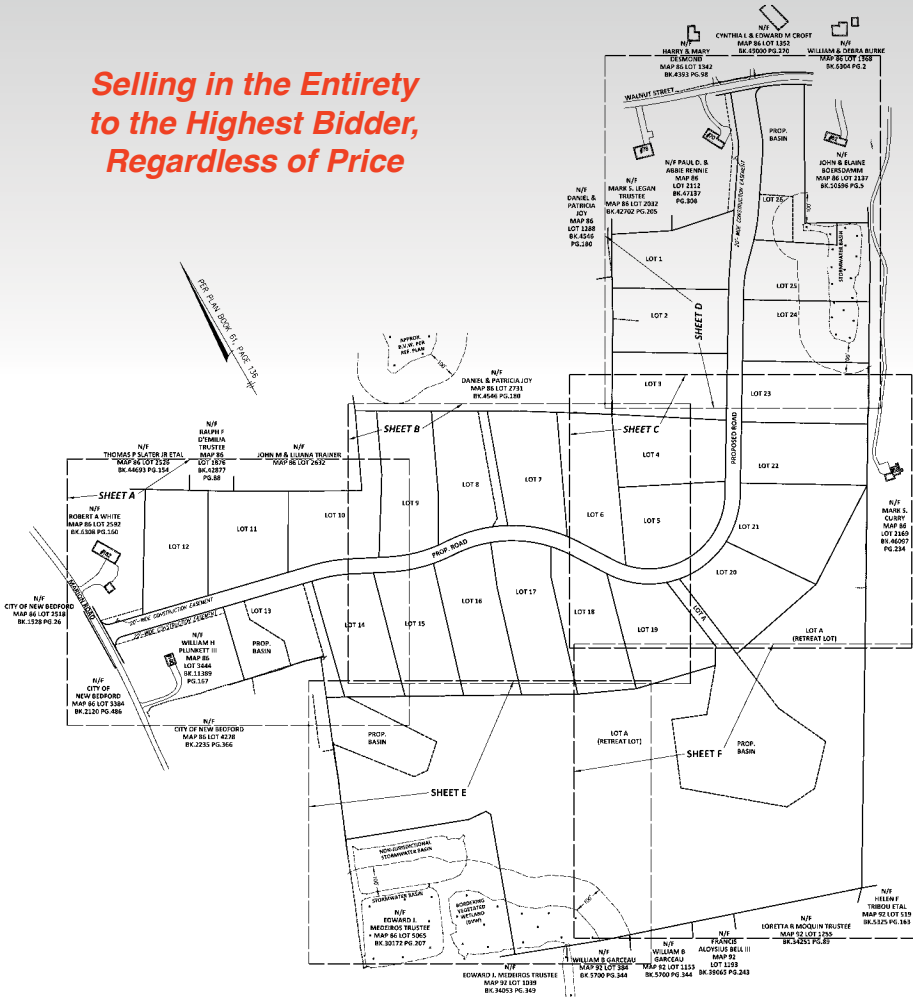
Buyer's Broker Terms: Up to 2% Buyer's Broker Commission offered. Visit www.JJManning.com for details & mandatory pre-registration requirements.

Selling in the Entirety to the Highest Bidder, Regardless of Price

Due to Federal & State guidelines in regard to crowds & social distancing, the auction has been POSTPONED TO WEDNESDAY, MAY 20 AT 11AM ON-SITE

ABSOLUTE AUCTION
Tuesday, March 24 at 11am On-site

*Selling in the Entirety
to the Highest Bidder,
Regardless of Price*



RESIDENTIAL DEVELOPMENT OPPORTUNITY

Approved 26-Lot Subdivision on 85± Acres

“Cranberry Woods”

Off Walnut Street, Middleboro, MA

Approval Ref.: Plymouth County 52227/240, Plan Book 64/1

Zoning: RR – Rural Residential

Parcel IDs: (78± acres in 39 parcels) Map 86, Lots 2095, 2125, 2187, 2675, 2685, 2699, 2776, 2785, 2798, 2837, 2886, 2951, 2976, 3455, 3499, 3547, 3567, 3612, 3628, 3678, 3715, 3745, 3777, 4263, 4323, 4357, 4367, 4422, 4439, 4449, 4471, 4492, 5032, 5146, 5167, 5169, 5234, 5257, 5299

Roadway Parcel IDs: (7± acres in 4 parcels) Map 86, Lots 2069, 2118, 3544, 5221

See Property Info. Package For: Plans, approvals, reports, available utilities & more

Includes 30± acre retreat lot with potential for additional development.

Centrally located with easy access to Routes 28 & I-495.

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AUCTIONEERS

Property Info., Photos, Broker Reg. & Full Terms at:

www.JJManning.com

800.521.0111

ABSOLUTE AUCTION: Tues., March 24 at 11am On-site