1.15± ACRE WOODED RESIDENTIAL LOT

9 Country Crossing, Orleans (Cape Cod), MA



AUCTION: Friday, November 20 at 11am On-site







Located in a quiet, established neighborhood in a highly desirable location. Close to ocean beaches, conservation, schools, marinas, golf, shopping & restaurants with easy access to Routes 28, 6 & 6A.

Parcel ID: 36-66-0
Legal Ref.: Barnstable County 28703-333
Site Area: 1.15± Acres (50,094± sf)
Zoning: Residence District R
Frontage: 150± ft.
Water & Sewer: Private

JJManning AUCTIONEERS

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

JJManning.com

800.521.0111

179 Old King's Hwy, Yarmouth Port, MA 02675

MA Auc Lic 111 • MA Broker Lic 5850
Bro 1898 • Ref 26-2262

Terms of Sale:
10%certified deposit of which $20,000 in certified or bank check at the auction & remainder by 4pm ET on Monday, November 23, 2026. Balance in 30 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 and 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% Broker Commission offered. Visit JJManning.com for mandatory broker pre-registration requirements.