

Online Real Estate Auction

1902 Scarborough Dr., Columbia, MO



Preview/Inspections:

Wednesday, June 3rd | 12 Noon to 1 pm

Wednesday, June 10th | 12 Noon to 1 pm

- 2,500+ Sq. Ft., 3 Bedroom., 3 Bath Home
- Spacious Master Suite With Walk-In Closet
- Two Rear Covered Decks Overlooking Woods
- Eat-In Kitchen & Dining Room
- Large Living & Lower Level Family Rooms
- 2 Car Garage & Lots of Storage Space
- **Amenities:** Clubhouse, Pool, Tennis & Pickleball Courts

Bidding Ends:

Wednesday, June 17th | 12:30 pm

Directions: From US-63/Grindstone Pkwy. – West on AC/Grindstone Pkwy. for 1 mile. Left on S. Rock Quarry Rd. for approx. 6/10 mile. Left on Scarborough Dr. to Second Right to Property on the Right. **Watch for signs!!**

Terms: \$10,000.00 (Non-Refundable Earnest Money) Down Day Of Auction. Remaining Balance Due Within 30 Days Or Upon Closing. A 4% Buyer's Fee Is Applied To Final Bid. Realtor Participation Welcomed. Realtors and their clients must fill out buyer / broker registration form 48 hours in advance of auction ending. This is NOT required for persons bidding without realtor representation.



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PROPERTY INFORMATION

Main Level

Entryway: 4' x 17' – Ceramic Tile, Walk Door To Garage

Spacious Eat-In Kitchen: 10' x 10'8 + 10'3 x 10'5 – Vinyl Floor, 4 Windows, Tile Backsplash, Oak Style Cabinets, GE Profile Electric Stove, Built-In GE Profile Microwave, Recessed Lights, Built-In GE Dishwasher, Serving Window To Formal Dining Room

Formal Dining Room: 14' x 14'10 – Double Window, Carpet

Living Room: 15' x 17'5 – Carpet, Triple Windows, Sliding Patio Door To Rear Covered Porch Overlooking Wooded Area

Upper Rear Covered Porch: 9'10 x 10' – Composite Decking, Vinyl Railing

Master Bedroom: 14'7 x 15'5 – 2 Windows, Lighted Ceiling Fan, Oak Hardwood Floor

Master Bathroom: 8'10 x 10'11 – Vinyl Floor, Walk-In Shower With Sliding Doors, Large Linen Closet, Oak Vanity With Double Sinks, Walk-In Closet (7'5 x 8'10 + 3' x 4')

Laundry Room: 4'9 x 6'9 – Vinyl Floor

Full Hall Bathroom: 7' x 10'5 – Linen Closet, Vinyl Floor, Oak Vanity With Sink, Tub/Shower Combo With Sliding Doors

Guest Bedroom: 11'7 x 14'7 – Oak Hardwood Floor, 2 Windows, Lighted Ceiling Fan, Walk-In Closet (5' x 9'7)

2 Car Garage: 18'11 x 22'8 – LiftMaster Electric Door Opener, Attic Access With Pull-Down Stairs, Large Closet, 16' Overhead Garage Door

Basement

Family Room: 19' x 20' – Vinyl Floor, 3 Windows, Walk Door To Covered Rear Porch, 2 Storage Closets

Bedroom: 11'5 x 12'9 – Carpet, 2 Windows, Lighted Ceiling Fan, Walk-In Closet (4'10 x 5'4)

Full Hall Bathroom: 5'4 x 9'3 – Vinyl Floor, Tub/Shower Combo, Linen Closet, Oak Vanity With Sink

Utility Room/Storage: 8' x 15' – Utility Sink, Window, No Floor Covering

Covered Rear Porch: 9'10 x 10' – Composite Decking, Vinyl Railing

General Information

Schools: New Haven Elementary, Gentry Middle (starting Fall 2020), and Rock Bridge High

2019 Taxes: \$2,301.79, per Boone County Collector

Zoning: PD, per City of Columbia Planning & Zoning

Year Built: 2004, per Boone County Assessor; **Square Footage:** 2,522 sq. ft. +/-, per Boone County Assessor

Foundation: Concrete With Crawl Space; **Exterior:** Brick Front, Vinyl Siding On Sides And Back

Roof: Architectural Roof (2004), per Community Association Management (CAM)

Termite Maintenance: Steve's Pest Control Sentricon System, paid until 4/30/2021 (per seller)

HOA Info & Dues: Community Association Management, \$325/mo. Dues include: exterior maintenance (foundation, siding, roof), snow removal, lawn care, private streets, club house, pool, tennis and pickleball courts. Buyer will need condo insurance to cover doors, windows, etc. Owner responsible for interior maintenance. Home must be owner occupied. Ownership is primarily retirement age and some young professionals, per CAM.

Reference restrictive covenants on auction website to confirm use restrictions.

Parcel #: 17-703-00-03-030.00 01

Legal Description: Unit One Thousand Nine Hundred Two (1902) of Cambridge Place Condominiums, as created by, and as described in, and as provided for by the "Declaration of Condominium for Cambridge Place, a condominium development under the laws of the State of Missouri" dated July 1, 2000 and recorded in Book 1649, Page 12, Records of Boone County, Missouri. Exact legal description to prevail.

Utilities

Electric, Water, Sewer & Trash: \$124.89 – 12 month average usage, per City of Columbia Utilities

Natural Gas: \$40.00 – 12 month average usage, per Ameren UE

Heating and Cooling / Hot Water Heater: Carrier Gas Furnace With Central Air (9/2018, per Seller), AO Smith ProMax 50 Gallon Gas Hot Water Heater, 200 Amp Main Breaker

Auction Disclaimer: Purchaser and/or Purchaser's Agent/Broker Shall Bear the Responsibility To Review All Property Exceptions, Easements, Restrictions, Etc. And To Confirm All Calculations Prior To The Auction. All Information Contained In This Brochure And On Auction Website Was Derived From Sources Believed To Be Correct But Is Not Guaranteed. Property Sells "AS IS" With No Warranties Made By Seller Or Auction Company.