

Absolute Real Estate Auction

**Single Family, Single Story Home
w/Nice Setting - Selling For Local Bank**

4771 State Highway 41, Greene NY 13778

Wednesday May 27, 2026 6:00 PM

Home Located At 4771 State Highway 41, Greene NY, 3 Miles From
Greene, 4 Miles From Smithville Flats.

**Bank Foreclosed Single Family Home In Nice Area -
Vacant - Selling For A Local Bank**

Single Family, Single Story Home, 1 - 2 Bedrooms, 1 Bath, Vinyl Sided,
Replacement Windows, Newer Steel Roof, On A Small Basement And
Crawl Space. Lot Has Its Own Well And Septic. Home Is Very Solid, But
Needs TLC. Home Is On A Nice 1-Acre, Secluded Lot That Is Open And
Wooded With A Nice Long Driveway. Great Location, Close To Greene.
Come Take A Look! Home Is Vacant! Tax Map ID #: 225.-1-15 Town Of
Greene, Chenango County. **Live Onsite Auction Held At The Property.**
Property Sells Absolute. To The Highest Bidder - Regardless Of Price!!
Home Sold As-IS. Where-IS. How-Is. No Warranties. Any Tests Wanted
Or Needed Must Be Done Prior To Auction.

Open House On Real Estate: Day Of Auction From 4:30 PM - Until
Auction Time.

Terms On Real Estate: A 10% Buyers Premium Will Be Added To The
Final Bid Price, The Total Becomes The Purchase Price. 20% Down Of
Purchase Price Required Day Of Auction In Cash Or Good Check
w/ Positive ID. Balance Due On Closing In 30 Days - Sells Subject To
No Contingencies. Be Prepared. Guaranteed Good Financial Title To
New Buyer w/No Liens Or Encumbrances. **For More Details & Pics Refer**
To Our Website at www.manasseauctions.com

Owner: Local Bank



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