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Hughes-Kirk School Building and 14 Acres

Excellent Location on US Highway 431

Item number: 110057090198

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Current bid: **US \$100,200.00** [Place Bid >](#)

End time: **Dec-17-06 15:00:00 PST**
(4 days 7 hours)

Shipping costs: Not specified

Item location: Beechmont, Kentucky, United States

History: [29 bids](#)

High bidder: [muss1111exmc](#) (0)

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Seller: [jtravis007](#) (206 ★)Feedback: **99.5% Positive**

Member: since Dec-13-02 in United States

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Score: 206 | 99.5% Positive
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Description

Item Specifics - Commercial Real Estate

Type:	School Building	Sq Footage (Sq. ft.):	45915.00
Property Address:	3300 US Highway 431 South	Year Built:	1937
City:	Beechmont	Lot Size (acres):	14.00
State/Province:	Kentucky	Availability:	For Sale
Zip/Postal Code:	42323		

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Hughes-Kirk school building is an excellent investment opportunity. The facility is situated on 14 acres of ground off of US Highway 431 South in Beechmont, KY. This highway connects north to Owensboro KY (45 minutes) and south to Nashville (less than 2 hours). The property is conveniently located to the Western KY Parkway (10 minutes) and approximately 1 hour from Interstate 24. The easy access and low price make this property desirable for development. The 45,000 plus square foot two-story structure contains classrooms, library, administrative offices, gym, cafeteria, band room, softball field, and storage buildings. The facility also has a basement level. The brick and

masonry facility was constructed in 1937 with the gym added on in 1959. The cafeteria was added in 1984 while the library was added in 1980. The boiler in the gym was rebuilt in 2003 at \$15,000. The facility has a sandfilter septic sewer system. The structure would make a nice warehouse facility among other possible uses. I need to point out that the building has been vacant since January, 2006 and some vandalism has occurred, primarily broken windows on the back side. The structure could be renovated, used as is for certain purposes, or razed for a new building. In Muhlenberg County the cost of living and overhead expenses are very low while the work ethic is very high. Low interest rates and a pleasant pace of life make this a great opportunity to relocate or start a new business. Muhlenberg County is a wonderful community, very safe, clean, pleasant, with friendly people. Our property taxes are very low as well. The area is known for outstanding hunting and abounds with deer, wild turkey, and other wildlife. Please feel free to inspect the property or ask questions if you would like more specific information. Contact Jeff Travis at 270-338-2871 or jeff.travis@muhlenberg.kyschools.us. The buyer will be responsible for making contact with Mr. Travis within 5 days following the conclusion of the auction to make a non-refundable \$1,000 deposit. The buyer must take possession of the property at closing within 30 days following the conclusion of the auction, at which time the remaining balance must be paid. Payment must be made by certified check or money order payable to the Muhlenberg County Board of Education, 510 West Main Street, Powderly, KY 42367. **DO NOT BID ON THIS PROPERTY UNLESS YOU PLAN TO COMPLETE THE PURCHASE!**

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01603

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Questions from other members

Question & Answer

Q: Is there an auditorium and what is the # of class rooms. Thanks.

Answered On

Nov-28-06

A: There is no auditorium. There are approximately 27 classrooms. There could be more depending on how you section the building.

Q: Will the property tax be based on the price or the value of the property.

Nov-28-06

A: The property tax will be based on the purchase price.

Q: Hi My name is Brian Can you please fax the hand drawings to me in my office @ 310-556-6810... You must have a cover sheet with My Name Brian B. am...[more](#)

Nov-28-06

A: I am faxing the drawings now. They are pretty rudimentary. Possibly a need for apts due to a TVA plant nearby but would cost a lot to renovate into apts...[more](#)

Q: what the whole property tax 2006?? Is the building operateable/living cond. OK??

Nov-28-06

A: See one of the posted responses for the tax question. As far as living in the building it would take some clean up and would not be feasible to heat/cool...[more](#)

Q: The local rumor is that the inside has been compleatly trashed. Can you comment on this or put pictures up from the inside?

Nov-28-06

A: Vandals have broken out a lot of the rear glass windows. The inside has had some additional damage as well such as spray painting the walls in places...[more](#)

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Hughes-Kirk School Building and 14 Acres

Item title: Hughes-Kirk School Building and 14 Acres

Current bid: US \$100,200.00

Your maximum bid: US \$ (Enter US \$100,300.00 **or more**)

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