

PUBLIC AUCTION

MORTGAGEE'S SALE OF REAL ESTATE TO BE SOLD ON THE PREMISES

• REAL ESTATE • • COMMERCIAL BUILDING • LAND •

1506 RIVERDALE STREET (ROUTE 5) WEST SPRINGFIELD, MASSACHUSETTS

TO BE SOLD ON THE PREMISES

WEDNESDAY, AUGUST 26TH AT 11:00 A.M.



SALE PER ORDER OF MORTGAGEE
STEVEN WEISS, ESQ.

OF THE FIRM OF SHATZ, SCHWARTZ AND FENTIN, P.C.
1441 MAIN STREET, SPRINGFIELD, MA
ATTORNEY FOR MORTGAGEE

LAND:

- ±1 1/3 Acres • ±383 Ft. Frontage Along Riverdale Street (Route 5) •
- Paved Parking for ±60 Vehicles • Handicap Accessible •
- Zoned: Business (BA) • Legal Description: Book 19940, Page 156 •
- Assessor's Map 40, Block 2, Lot 7 •

IMPROVEMENTS:

- Single Story Restaurant Commercial Building • ±10,092 S/F of Building Area •
- Wood Construction • Gas Fired Forced Hot Air • Central Air Conditioning •
- 100% Sprinklered • Wood Tile & Carpeted Floors • Vinyl & Brick Exterior •
- Full Foundation • Bar Area • (4) Dining rooms • Full Commercial Kitchen •
- Restrooms • Outside Dining Deck • Public Water & Sewer •

TERMS OF SALE

REAL ESTATE: \$25,000.00 INITIAL DEPOSIT BANK, CASHIER'S OR CERTIFIED CHECK
5% BUYERS PREMIUM APPLIES
DEPOSIT TO BE INCREASED TO 10% OF PURCHASE PRICE WITHIN 5 BUSINESS DAYS.
OTHER TERMS TO BE ANNOUNCED AT TIME OF SALE

INSPECTIONS: MONDAY, AUGUST 24TH & TUESDAY, AUGUST 25TH - 10:00 A.M. TO 4:00 P.M.
& MORNING OF SALE - 8:30 A.M. TO 11:00 A.M.
BY APPOINTMENT ONLY - PLEASE CALL OR EMAIL OUR OFFICE AT INFO@POSNIK.COM

ALL ALCOHOLIC BEVERAGE LICENSE TOGETHER WITH THE GOODWILL ATTRIBUTABLE THERETO - SOLD SUBJECT TO TRANSFER AND APPROVAL BY THE CITY OF WEST SPRINGFIELD LICENSING BOARD AND THE MASSACHUSETTS ALCOHOLIC BEVERAGE CONTROL COMMISSION.

SECURED PARTY SALE OF PERSONAL PROPERTY BY LIVE INTERNET BIDDING ONLY

• ±300 SEAT RESTAURANT & BAR • • RESTAURANT, KITCHEN & BAR EQUIPMENT • • FURNISHINGS • MISCELLANEOUS EQUIPMENT • • ALL ALCOHOLIC BEVERAGE LICENSE •

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WEDNESDAY, AUGUST 26TH AT 11:00 A.M.

S.S. KITCHEN EQUIPMENT

- (3) True & Beverage Air Sandwich Prep Units •
- (2) Turbo Air Sandwich Prep Units •
- Everett Port. Freezer, #ESF1 •
- (4) Delfield & Magic Chef Undercounter Refrigerators •
- Blodgett 2D Convection Oven, Gas •
- (3) Vulcan & Sierra 4B & 6B Gas Stoves w/ Ovens •
- Star 36" Gas Charcoal Grill • Toastmaster Griddle, Gas •
- Sierra 36" Salamander, Gas • (3) Pitco Friolators, Gas •
- Alto Shaam 1D Port. Heated Holding Cabinet •
- Hoshizaki Ice Machine •
- ★ Ecolab Flow-thru Dishwasher, Mod. WH-44 ★
- ★ 18"x4" S.S. Exhaust Hood w/ Fire Safety System ★
- Adcraft 1D Port. Heated Proof Box • 4" S.S. Exhaust Hood •
- S.S. Sinks • (10) S.S. Prep Tables •
- Hobart 20 Qt. Dough Mixer • S.S. Food Warmers •
- Ass't Dishware, Glassware, Pots, Pans, Utensils •
- Bus Carts • (17) Sections Metro Shelving • Etc. • Etc. •



BAR EQUIPMENT

- (2) Beverage Air Beverage Coolers, Mod. BB78R •
- (2) True Glass Chillers, Mod. T-24 •
- Ecolab Glass Washer • 5' S.S. 20-Spigot Beer Tap •
- 3-Comp. S.S. Sinks • S.S. Ice Bins • Etc. •
- ★ 34"x10' Wood Bar ★

FURNISHINGS

- (5) 6-Seater Uph. Booths w/ Tables •
- (12) 4-Seater Uph. Booths w/ Tables •
- 24'x8'x4' U-Shaped Uph. Booth w/ Table •
- 8'x5' & 12'x5' Uph. Booths • (50) Ass't Formica Top Tables •
- (10) Uph. & Wood Benches •
- 12'x3' Formica Top Table w/ S.S. Twin Spigot Beer Tap •
- 5'x5' Formica Top Table w/ S.S. Twin Spigot Beer Tap •
- (150) Ass't Pull-Up Chairs •
- ★ (22) Sony, Samsung, Colby & Vizio HD TV's, 37" - 65" ★
- PAR P.O.S. System w/ (6) Touch Screen Monitors, (6) Micro Receipt Printers & Cash Drawers • Etc. •

TERMS OF SALE

ALL ALCOHOLIC BEVERAGE LICENSE: \$10,000.00 DEPOSIT CASH OR CERTIFIED CHECK
15% BUYERS PREMIUM APPLIES.
PERSONAL PROPERTY: 25% DEPOSIT CASH OR CERTIFIED CHECK
15% BUYERS PREMIUM APPLIES ON ALL PURCHASES.
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SALE PER ORDER OF SECURED PARTY

STEVEN WEISS, ESQ.
OF THE FIRM OF SHATZ, SCHWARTZ AND FENTIN, P.C.
1441 MAIN STREET, SPRINGFIELD, MA
ATTORNEY FOR SECURED PARTY

Aaron Posnik

AUCTIONEERS • APPRAISERS

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• REAL ESTATE •

- COMMERCIAL BUILDING • LAND •
- ±300 SEAT RESTAURANT & BAR •
- RESTAURANT, KITCHEN & BAR EQUIPMENT •
- ALL ALCOHOLIC BEVERAGE LICENSE •



1506 RIVERDALE STREET (ROUTE 5)
WEST SPRINGFIELD, MASSACHUSETTS
TO BE SOLD ON THE PREMISES & BY LIVE INTERNET BIDDING

WEDNESDAY, AUGUST 26TH AT 11:00 A.M.

SALE PER ORDER OF MORTGAGEE & SECURED PARTY
STEVEN WEISS, ESQ.

OF THE FIRM OF SHATZ, SCHWARTZ AND FENTIN, P.C., 1441 MAIN STREET, SPRINGFIELD, MA
ATTORNEY FOR MORTGAGEE & SECURED PARTY

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Aaron Posnik

AUCTIONEERS • APPRAISERS



MA Auc. Lic. #161
PA Auc. Lic. #AY000241L
Est. 1932

Visit our Website @ www.posnik.com
Toll Free 1-877-POSNIK-1 (767-6451)

Aaron Posnik & Co., Inc.
31 Capital Drive • West Springfield, MA 01089
(413) 733-5238 (Fax) 731-5946

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West Springfield, MA 01089

RETURN SERVICE REQUESTED

Presorted
First Class Mail
U.S. POSTAGE
PAID
Permit No. 12
Springfield, MA

MORTGAGEE'S SALE OF REAL ESTATE TO BE SOLD ON THE PREMISES

SECURED PARTY SALE OF PERSONAL PROPERTY TO BE SOLD BY LIVE WEBCAST ONLY

BidSpotter.com

Aaron Posnik & Co., Inc.
P.O. Box 247 • Malvern, (Philadelphia) PA 19003
(610) 853-6655 (Fax) 853-6633

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VIEW FACING NORTH ON RIVERDALE ST

**SECURED PARTY SALE OF PERSONAL PROPERTY
TO BE SOLD BY LIVE INTERNET BIDDING ONLY**



DINING ROOM

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ALL ALCOHOLIC BEVERAGE LICENSE: \$10,000.00 DEPOSIT BY CASH, CERTIFIED OR BANK CHECK. 15% BUYERS PREMIUM APPLIES. OTHER TERMS TO BE ANNOUNCED AT TIME OF SALE

PERSONAL PROPERTY: 25% DEPOSIT BY CASH, CERTIFIED OR BANK CHECK, OR BANK WIRE TRANSFER. 15% BUYERS PREMIUM APPLIES ON ALL PURCHASES. PERSONAL OR COMPANY CHECK ACCEPTED ONLY IF ACCOMPANIED WITH A BANK LETTER GUARANTEEING PAYMENT. EXAMPLE OF BANK LETTER OF GUARANTEE: THIS BANK GUARANTEES PAYMENT TO AARON POSNIK & CO., INC. ON ACCOUNT # _____ UP TO THE AMOUNT OF \$ _____ FOR PURCHASES MADE AT THE TAPHOUSE GRILLE AUCTION TO BE HELD ON WEDNESDAY, AUGUST 26TH. NO PURCHASE REMOVED UNTIL COMPLETE SETTLEMENT IS MADE. OTHER TERMS TO BE ANNOUNCED AT TIME OF SALE.

SALES TAX:

MASSACHUSETTS SALES TAX LAWS APPLY. DEALERS BRING COPY OF EXEMPT CERTIFICATE.

BID FROM THE COMFORT OF YOUR OFFICE!!!

You can bid on the equipment in the following ways:

- **LIVE PHONE BID:** Call us by **FRIDAY, AUGUST 14TH** to set up the details*
 - **INTERNET BID:** Visit posnik.com or bidspotter.com to register online.*
 - **PROXY BID:** Call us and we'll be happy to fax you a proxy bid form. Fill it out, fax it back and we'll bid on your lot for you.*
- * We must receive a 25% deposit of all proxy and phone bids before the auction to secure your bid.

To Bid Online Visit
www.posnik.com or
www.bidspotter.com

Webcasts Powered by

BidSpotter.com

Aaron Posnik

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