

Court Ordered Bankruptcy Auction | Wholesale Nursery 6,200+/- SF Light Industrial/Office Facility on 19.17+/- Acres

Nursery Equipment, Vehicles and Fixtures

Hempstead, Texas

Property #: TAA1905

Auction Date & Time:
Bidding Endings

April 9th at 2:00 pm CT

Preview Date & Time:

April 2nd at 11:00 am CT

Property Address:

35830 Brumlow Road
Hempstead, Texas 77445



Ordered by the U.S. Bankruptcy Court, Southern District of Texas. 6,200 SF Light Industrial/Office Building, built between 2007-2016, located on a total of 19.174 Acres of land. Property & Equipment are ready for wholesale nursery operations. Ideal for other light industrial or residential use. Real Estate is selling separately from the Personal Property. Bid on the Personal Property as a package. We are not taking individual bids on the Personal Property. Bids are subject to the approval of the Bankruptcy Trustee, Secured Creditor and the U.S. Bankruptcy Court. If a package bid for the Personal Property is not accepted then a subsequent auction will occur in which all of the Personal Property will sell individually to the highest bidder.

DON'T MISS THIS OPPORTUNITY TO BUY UNDER MARKET VALUE!!!

- 6,200 SF Light Industrial/Office Facility, Built in 2007 - 2016
- Approx. 19.1748 AC's or 835,254.29 SF of land
- Location is the north line of Brumlow Road west of Cochran Road
- 665' Road frontage on Brumlow
- Zoning: None
- Topography: Grade level
- Utilities:
 - Electricity: On Site
 - Water/Sewer: Private well/septic



- Flood Hazard: Zone “X”, outside the 100-year flood plain according to FEMA Flood Map No. 484730150E
- Building Type: Light Industrial/Office
- Foundation: Concrete Slab on Grade
- Framing: Steel Frame
- Exterior Walls: Metal Siding
- Roof: Metal
- Stories: 2
- Floors: Concrete
- Walls: Open Steel Frame
- Ceiling: Open Steel Frame
- Lighting: Incandescent
- HVAC: Central in Upstairs Office
- Overhead Doors: (1) Approx. 10’x10’
- Parking: Approx. Crushed Rock
- 145’ x 145’ climate controlled greenhouse
- Approx. 30 Greenhouse structures
- 2.3 Miles to Highway 290
- Market Area: Property is located in the extraterritorial jurisdiction of Hempstead in Waller County. The city’s population as of 2015 was estimated at 6,148. Waller County’s population as of 2015 was 47,376, which reflects a 3.2% increase from 2010. The area where the property is located is rural in nature. The neighborhood is bounded by FM 1736 to the north, FM 362 to the east, FM 529 to the south, and Brazos river to the west.
- The city of Hempstead is located at the junctions of U.S. Highway 290, Texas State Highway 6 and Texas State Highway 159. Hempstead is approximately 50 miles northwest of downtown Houston. Hempstead is the county seat for Waller County.
- Personal Property from Operations Includes:
 - Greenhouses
 - Visser CNC Potting Machine & Conveyor
 - Pickup Truck, (4) Box Trucks, Product Trailer, Travel Trailer, Forklift
 - Dollies, Carts
 - Water Sprayers
 - Diesel Tank
 - Air Compressors
 - Misc. PVC supplies, Greenhouse Parts, Planters and other supplies
 - Office Furniture, Fixtures & Equipment

Auction Summary of Terms of Sale: All property is sold in “As-Is and Where-Is” condition. A ten percent (10%) buyer’s premium will be added to the high bid. A fifteen (15%) buyer’s premium will be added to the high bid on the personal property package. The total sale price of the property shall be comprised of the high bid plus the buyer’s premium. The high bidder shall execute a purchase agreement immediately following the auction and will provide a non-refundable earnest money deposit of ten percent (10%) of the total sale price (high bid + buyer’s premium) by certified funds at the time of purchase contract acknowledgment. The balance of the purchase price will be due at closing within the specified timeframe in the purchase agreement. Seller will transfer ownership of property by Special Warranty Deed or similar instrument. Other terms apply.



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