

# Edge Creek Condominiums

12166 Metric Boulevard - Austin TX 78758



## Units Being Sold Absolute:

107-A1 \$575 C9.75% O 120-B5 \$575 C9.75% V 125-A1 \$875 C10.8% V 137-A2 \$875 C10.8% O  
 153-A3 \$875 C10.8% O 161-A3 \$875 C9.8% O 184-B2 \$875 C9.8% V 257-A3 \$660 C11.8% O  
 351-A4 \$800 C9.8% V 366-A4 \$800 C9.8% O

## Units Being Sold Reserve:

127-A1 \$570 C12.6% O 131-B5 \$545 C12.23% O 139-A1 \$575 C12.6% O  
 141-A2 \$575 C12.6% O 142-A3 \$575 C10.8% O 340-A3 \$660 C10.8% O 361-B2 \$660 C12% O  
 2009-A3 \$699 C11.8% O 2014-A4 \$680 C9.8% O 3009-A4 \$699 C11.8% O

**Absolute Auction: Sunday - October 26 5p.m. Registration 3pm - 4:30pm 888.826.7310 www.MyNextAuction.com**  
**Will be sold to the Highest Bidder - Regardless of Price. See Website for Complete Details**

A1=1B/1Ba 510s.ft A2=1B/1Ba/ 550s.ft A3=1B/1Ba-LG 645s.ft A4=2B/2Ba/Den 720s.ft B1=2B/2Ba 880s.ft  
 B2=2/2LG 1015s.ft B5 2/2G \$Rent Rate Status O=Occupied V=Vacant  
 C=Cap rate based upon Appraisal (can be higher based upon purchase price)

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INFORMATION IS APPROXIMATE - NOT DEEMED ACCURATE UNTIL VERIFIED BY BUYER'S PERSONAL INSPECTION