

NEW HOME AUCTION

Spectacular Newly Constructed Three Plus Bedroom Ranch Style Home to be Moved

We will offer the following newly constructed home to be moved at public auction, with the auction to be held at the Career & Technical Education Academy located at 4700 W. Career Circle, Sioux Falls, SD; located from the Russell St. Exit #81 on I-29 approx. ½ mile west on Maple St. & approx. ¾ mile south on Terry Ave., then approx. ¼ mile east on Career Ave.; or from the Madison St. Exit #80 on I-29 - approx. ¼ mile west on Madison St., then approx. ¼ mile north on Terry Ave. & ¼ mile east on Career Ave to the House Site at the NE Corner of Career & Technical Education Academy Complex. All interested parties will enter through the main doors of the Academy and will be directed to the auction site. Parking is available in the south or west parking lot.

WEDNESDAY EVENING, MAY 20, 2026 SALE TIME: 6:00 PM

VIEWING & OPEN HOUSE DATES: Wed. April 29th from 4:00 to 6:00 pm; Sun. May 3rd from 2:00 to :4:00 pm; Thurs. May 7th from 4:00 to 6:00 pm; Wed. May 13th from 4:00 to 6:00 pm; Sat. May 16th from 2:00 to 4:00 pm; Wed. May 20th from 4:00 to 6:00 with auction to follow! See www.suttonauction.com for complete details & photos!

AUCTIONEERS NOTE: This auction presents a terrific opportunity to purchase a quality constructed upscale caliber home inclusive of features not commonly offered in other pre-constructed homes, as many of the construction techniques and aesthetic features utilized including custom ceiling texture effects, luxury vinyl plank & more! If you are looking for a terrific home to purchase and locate on the site of your choice, then don't miss the opportunity to inspect this home and make plans to be in attendance at this auction. **Note- this home was constructed fully indoors and out of the elements and is located inside of the house construction building at the NE corner of the Academy.**

The students of the Sioux Falls CTE Academy along with teachers Carter Olson and Jim Claassen are proud to present this year's home for auction. This home features 1981 square feet across its 3 bedrooms and 2½ bathrooms. This house is built with an open floor plan featuring 9 foot exterior walls. Entering from the covered porch, the vaulted ceiling located in the living room, dining room, and kitchen make the space feel extra open. This pantry is laid out with access just off the garage door as well as through a hidden pantry door. The large primary suite (approx 15' x 14') features sound deadening insulation, a large pass-through closet, tile bathroom flooring, a step-in tile shower and soaking tub. Off the main common space and down the main hall is the main level bathroom with a tub surround shower. Also off the main hall are two additional bedrooms equipped with generous closets and ceiling fans. Throughout the house, you will find luxury vinyl planking in the common areas and plush carpet in the bedrooms. The kitchen cupboards were designed and manufactured by Showplace Cabinetry. The interior doors are stained poplar from Colton Lumber. All windows are Andersen 400 series windows including the sliding glass patio door. The exterior features Bayer Built exterior doors, prefinished Diamond Kote board and batten siding in the front and lap siding on the side and rear. The construction of the home features Component Mfg. 20" floor trusses and 12" energy heal rafters, 2"x6" sidewalls, 7/16" OSB sheathing wrapped with house wrap, 3/4" T&G OSB floor sheathing, Owens-Corning insulation w/R21 in the walls and R54 in the ceiling. All building materials for the home were provided through Colton Lumber Company. All electrical, plumbing, and mechanical were provided through Frisbee's and installed through the floor level. This home has been built completely inside the CTE carpentry shop. This is a well-designed "one of a kind" quality constructed home which was built to meet or exceed all local building codes with this home being ready to move and set on a foundation at the site of your choice! This home truly contains many High-End features and must be seen to be truly appreciated! (Floorplan available for inspection at the house site or at www.suttonauction.com).

TERMS: Cash - 10% down date of sale and the balance before removal on or before Aug.31, 2026. Total bid to be subject to SD sales tax and City Sales Tax totaling 6.2%. Purchaser to pay all moving costs. House must be moved from the site by Aug. 31, 2026. Sale Subject to complete terms as published in the Dakota Scout on April 17th & April 24thd. The building will be sold AS IS - WHERE IS, without any warranty whatsoever. THERE IS NO WARRANTY OR MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE. The sale is subject to complete Terms and Conditions of Sale which are available for review prior to the auction and which will be reviewed at the auction and incorporated into the purchase contract. The terms may not be varied except in a written agreement executed by appropriate officers of the District. The School District reserves the right to reject any and all bids or parts thereof, and to waive any irregularities. Sold subject to confirmation of the School District and/or their designee.

The home may be inspected at the Open Houses or by appointment. For further information or to arrange a personal showing you may contact the instructors Carter Olson - 712-460-0172 - Carter.Olson@k12.sd.us or Jim Claassen - ph. 605-359-2061.

SIoux FALLS SCHOOL DISTRICT, No. 49-5

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