

# AUCTION

235+/- ACRES EQUESTRIAN FARM  
POTENTIAL FOR MULTIPLE ALTERNATIVE USES

TRUSTEE FOR THE ESTATE ORDERED SALE



DECEMBER 4<sup>TH</sup>



TRUSTEE FOR THE ESTATE ORDERED SALE

# AUCTION

235+/- ACRES EQUESTRIAN FARM  
STORIED "OVERBROOK FARM"

DECEMBER 4<sup>TH</sup>

COLTS NECK, MONMOUTH COUNTY, NJ



Max Spann Real Estate & Auction Co.  
P. O. Box 4992  
Clinton, New Jersey 08809  
A licensed NJ Real Estate Broker



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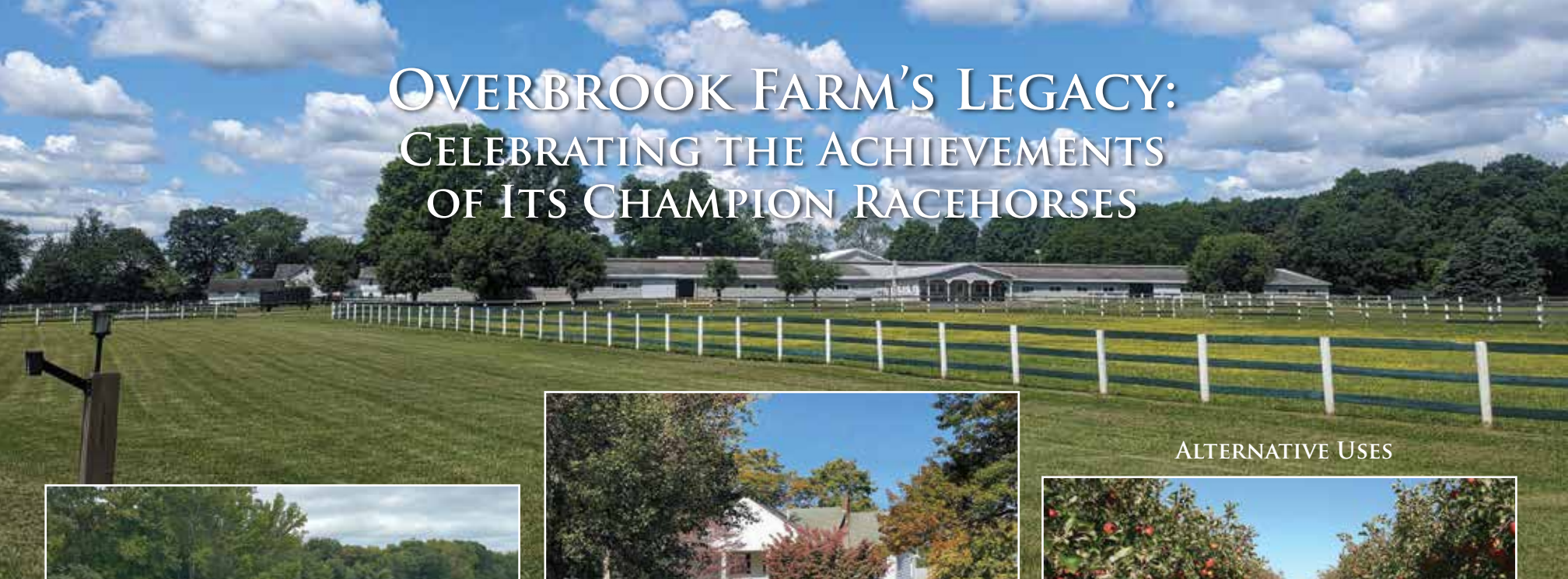


**Bid On-Line!**

Get the Max Spann Smartphone App or go on-line



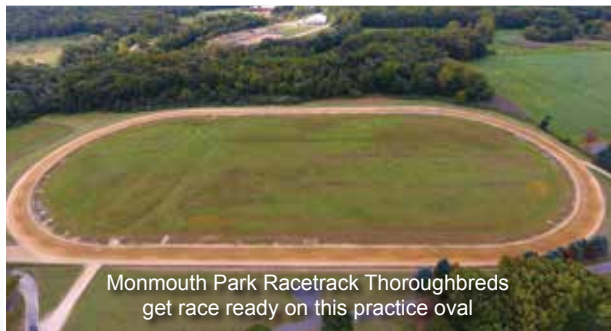
# OVERBROOK FARM'S LEGACY: CELEBRATING THE ACHIEVEMENTS OF ITS CHAMPION RACEHORSES



## ALTERNATIVE USES



Renovate the Main Residence or Build New  
Your Choice!



Monmouth Park Racetrack Thoroughbreds  
get race ready on this practice oval

## IN THE HEART OF "HORSE COUNTRY" COLTS NECK, NJ

- Birthplace of Irish War Cry, a multiple stakes-winning thoroughbred and contender to the Kentucky Derby and finished second in the Belmont Stakes.
- **Expansive Property:** The farm spans 235.6+/- acres, providing ample space for equestrian activities, events and farming. The farm is split into 3 lots featuring 2 main houses & several labor houses.
- **Alternate Uses:** AG Uses including Commercial Ag Production, Various "Event" Productions, and more.
- **Training Facilities:** Overbrook Farm boasts comprehensive training facilities, including practice race track, multiple barns, and paddocks.
- **Pasture Access:** The barns are strategically located to provide easy access to extensive pastures.



Several Barns and Outbuildings for all your  
Livestock and Equipment Storage



Picturesque Location for the New Manor Home!

### PROPERTY ADDRESS:

132 Hockhockson Road, Colts Neck,  
Monmouth County, NJ 07722

### PROPERTY PREVIEWS 12 to 2 PM:

Thursday, November 14<sup>th</sup> & Saturday, November 23<sup>rd</sup>

### ONLINE AUCTION BIDDING CONCLUDES

Wednesday December 4, 2024 at 11 am



## SELLERS

### THE AUCTION ADVANTAGE

Interested in selling a farm or land?  
Click the QR code to find out more  
about the auction process.



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