



AUCTION

Russ Kiko Associates Inc. Auctioneers • Richard T. Kiko Agency, Inc. Realtor
2722 Fulton Drive. NW, Canton, OH. 44718 • (330) 455-9357



www.kikoauctions.com



THURSDAY - AUGUST 7, 2014 - 1:00PM

"Fussner Family Trust"

Tract #1: 3.5 Ac. Industrial Land W/Home & Bldg.

Tract #2: 1.18 Ac. Industrial Land

Streetsboro City - Portage Co., Ohio

Zoned I-1 (Industrial, Research Office)

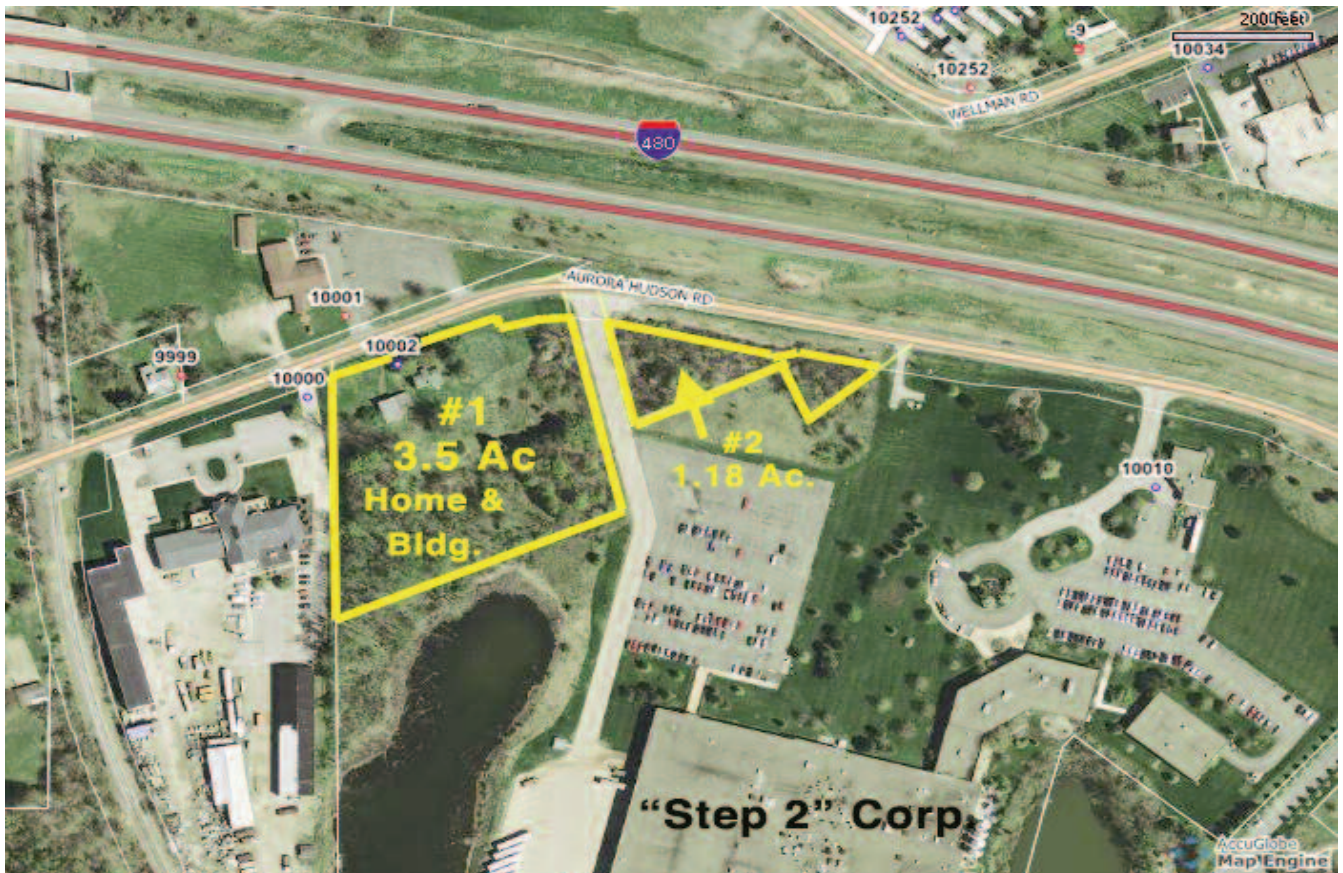
(Water, Sewer, Gas At Street) - All Mineral Rights Transfer

Longtime Family Owned

All sells at absolute auction to the highest bidder on location:

10002 AURORA HUDSON RD. HUDSON, OH 44236

Directions: From Streetsboro take SR 14 west/northwest to I-480, continue west to Frost Rd. exit, turn left/west to Aurora Hudson Rd. and auction. Watch for KIKO signs...



LEADING THE AUCTION INDUSTRY SINCE 1945



TRACT #1: Comprises 3.5 ac. wooded and open land Zoned Industrial with existing home ("Martha Washington" Sears Design) having 4 rooms down and 2 bedrooms upstairs, full basement. (Currently on well & septic), sewer, water and gas at the street. Outbuilding includes block footer building with I-beam, one overhead door, and concrete plus two-car garage addition. Property adjacent to "Step 2" manufacturing and others. Many opportunities with this land.

TRACT #2: Comprises 1.18 acre wooded land Zoned Industrial. Land is directly in front of "Step 2" corporation. Walk this land over.

TERMS ON REAL ESTATE: 15% down auction day, balance due at closing. A 10% Buyer's premium will be added to the highest bid to establish the purchase price. Any desired inspections must be made prior to bidding. All information contained herein was derived from sources believed to be correct.

NOTE: Call George Kiko with questions or help with financing. 330-418-1095.

AUCTIONEER/REALTOR: *George Kiko - george@kikocompany.com*

AUCTION BY ORDER OF: *Nancy Ann Bliss, Trustee of the William Edmond Fussner Family Trust*

