



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



FRIDAY - AUGUST 8, 2014 - 5:00 PM

***Investment Opportunity
1000 Sq Ft Commercial Building –
Presently Used as Beauty Salon – Interior
Has Been Remodeled***

Absolute auction, all sells to the highest bidder on location:

2204 EAST AVE. AKRON, OHIO 44314.

Directions: Take 224 just west of I-76 & I-277 to Rt. 619 exit and east on East Ave.

Watch for **KIKO** signs...



Nice clean building. Presently leased through Dec 14, commercial front entrance – parking in rear, interior has been completely remodeled. Full basement. Front and rear entrance, 4 beauty salon chairs, 4 head sinks, 3 drying chairs to go with plus stack model washer and dryer. 200 amp breaker, FA gas, central air, lot 40 X 120 irr. RE taxes \$1,199.29 per half year. Presently leased for \$800 month. Open for inspection 2 hours before sale. This could be for you!



TERMS ON REAL ESTATE: 10% down auction day, balance due at closing. Buyer's premium of 10% to be added to the final 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.

AUCTIONEER/REALTOR:

Russell T. (Rusty) Kiko, Jr., C.A.I., ext 115, 330-495-0923

AUCTION BY ORDER OF:

Dennis and Helen Knox

LEADING THE AUCTION INDUSTRY SINCE 1945



