



Premier AUCTIONS

WED - SEPT 10TH, 2014 - 12:00 NOON

Kiko Auctioneers
2805 Fulton Drive NW, Canton, OH 44718 • 330-455-9357

PREMIER OFFICE BUILDING

9500 SQ. FT. OFFICE SPACE
\$113,400 PREVIOUS ANNUAL NET LEASE
ZONED B-1 LOCAL BUSINESS
LOCATED I-77 AND GHENT RD. EXIT
BATH TWP. - SUMMIT COUNTY, OHIO

**ABSOLUTE AUCTION, ALL SELLS TO THE HIGHEST BIDDER ON LOCATION:
537 N. CLEVELAND MASSILLON RD., AKRON, OHIO 44333**

Directions: Northwest of Akron on I-77 to Ghent Rd. and west to Cleveland Massillon Rd. and just south to auction. Or from Rt 18 just east of I-77 to Cleveland Massillon Rd. and north to auction. Watch for KIKO signs.



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www.kikoauctions.com

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Members - State and National Auctioneers Association

REAL ESTATE: Sellers retiring. Approximately 9500 sq. ft. office building conveniently located just off the I-77 and Ghent Rd. interchange with easy access to Northeast Ohio. Large two-story office building built in 1979 and renovated in 1997 consists of approximately 7700 sq. ft. on first floor and 1800 sq. ft. on second floor. Multiple entries. Could subdivide and sublease. 35 parking spaces. Situated on 1.64 acres with approx. 142' frontage. Zoned B-1 local business.

TERMS ON REAL ESTATE: 15% down auction day, balance due at closing. There will be a 10% buyer premium added to the final bid to determine 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: Joseph F. Gordon, CAI, 330-805-7627

AUCTION BY ORDER OF: Five Thirty Seven Partnership

