



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



TUESDAY - OCTOBER 28, 2014 - 5:00PM
REAL ESTATE SELLS FIRST

Fixer Upper Two Bedroom Home & Extra Lot
Both Sell As One - Canton South Area
Also Selling: Furniture - HH

Absolute auction, all sells to the highest bidders on location:
5120 WISELAND AVE. S.E. CANTON, OH 44707

Directions: Take I-77 south to Rt. 800 (Cleveland Ave) exit. go south on Cleveland Ave. to 52nd. St. turn left go to Wiseland Ave. S.E. Watch for **Kiko** signs.



LEADING THE AUCTION INDUSTRY SINCE 1945



Real estate consists of a two-bedroom home with kitchen, living room with fireplace, family room, one bedroom and a full bath on the main floor. Second floor has one large bedroom and storage areas. Full basement with 200-amp breaker, well water and county sewer, gas furnace and central air. Check this one out. Current taxes are \$579.70 per. 1/2 year, for both properties the home and the vacant lot. Home is Zoned R2 residential and was used as a dental office for years & will need some remodeling to convert it back into a home. Open for inspection at 4:00PM auction day or call Daniel P. Gill Auctioneer/Realtor for private showing or questions 330-418-5639.

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.



ALSO SELLING: Furniture: Oak Roll top desk and household will be sold after the real estate.

TERMS ON CHATTELS: Cash, Check, Debit card, Visa or MasterCard w/ proper ID auction day. 4% buyer's premium on all sales, 4% waived for cash.

AUCTIONEER/REALTOR: Daniel P. Gill

AUCTION BY ORDER OF: Michael and Susan Lehmler