



# 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](http://www.kikoauctions.com)



**THURSDAY - OCTOBER 23, 2014 - 12:00PM (NOON)**

***Commercial/Residential On 1+ Acre  
Home and Shop/Warehouse  
Summit Co. - Akron***

Property sells absolute to the highest bidder on location:

***870-874 E. WATERLOO RD. AKRON, OHIO 44319***

DIRECTIONS: From I-77 and US-224 head east on 224 to Kelly Ave, turn left on Kelly to E. Waterloo, turn left on E. Waterloo to address –or- from the north at I-77 and Waterloo exit, turn left on Waterloo exit, turn left to address. Watch for **Kiko** signs..



**LEADING THE AUCTION INDUSTRY SINCE 1945**





Home with industrial shop building on 1+ acres – 2 story home with 3 bedrooms, 1.5 baths, family room w/wood burner, kitchen, dining room, and nice breezeway. Hot water heat, new carpet throughout, previously rented for \$750/month (1449 sq. ft.) Shop/Industrial is approx. Front shop has 1 overhead door w/bath and office – Back shop has 3 overhead doors perfect for warehousing, auto shop for lifts, etc. and bath – Could be divided - Shop has approx.. 3640 sq. ft. – Summit Co. Parcel numbers 1905948 (Coventry Twp) and 682052 (Akron City) – Great potential for investor or user w/home shop - Property open 1.5 hours prior to auction

**TERMS ON REAL ESTATE:** 15% down auction day, balance due at closing. A 10% buyer's premium will be added to final bid to establish 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: Brooks E. Ames**  
**330.703.2732 brooks@kikocompany.com**  
**and**  
**Jack Kiko 330.206.0174**

**AUCTION BY ORDER OF: James R. Aston**

