



AUCTION

LEADING THE INDUSTRY SINCE 1945

WEDNESDAY – MAY 10, 2017 – 6:00 PM

Home In Sandy Ridge Neighborhood

3-BEDROOM HOME W/ FENCED BACKYARD

Cuyahoga Co. – North Olmsted Schools

ABSOLUTE AUCTION, all sells to highest bidder on location:

26911 FAIRFAX LN., NORTH OLMSTED, OH 44070

Directions: From I-480 and OH-10 (Lorain Rd.) head NE on OH-10 to Canterbury Rd., turn left on Canterbury Rd., to Park Pl. Take Park to Darby Ln. Darby Ln. turns slight right and turns into Fairfax Ln. Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



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KIKO AUCTIONEERS

2722 Fulton Dr. NW, Canton, OH 44718
kikoauctions.com

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HOME IN SANDY RIDGE NEIGHBORHOOD

3-Bedroom Home W/ Fenced Backyard
Cuyahoga Co. – North Olmsted Schools



Members – State and National Auctioneers Association

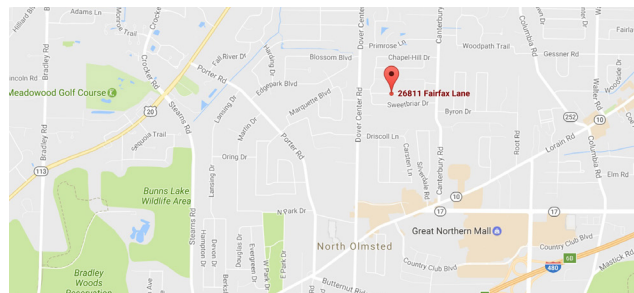


Property features a 3-bedroom home in the well established Sandy Ridge neighborhood. Home built in 1968 w/ approx. 1,880 sq. ft. of living space. Main floor has a living room w/ bay window, dining room, and applianced eat-in kitchen w/ slider to patio and secluded fenced backyard. Second floor has 3 bedrooms and a full shower bath. Lower level has a family room with gas fireplace, utility room w/ washer, dryer and upright freezer, and ample storage closets. Breaker electric, FA furnace, AC, and public utilities. Convenient location. Homeowners association has a pool and playground. Cuyahoga County parcel #232-21-120. Home is ready for sprucing and decorating. Call office to see how to purchase this home at auction. Call for a private showing date. Home open 2 hours prior to auction.

TERMS ON REAL ESTATE: 10% down auction day, balance due at closing. A 10% buyer's premium will be added to the highest bid to establish the purchase price, which goes to the seller. Any desired inspections must be made prior to bidding. All information contained herein was derived from sources believed to be correct. Information is believed to be accurate but not guaranteed.

AUCTION BY ORDER OF:

Erin McCafferty & Roger Stevenson
AUCTIONEER/REALTOR: Brooks E. Ames,
330-703-2732 or brooks@kikocompany.com



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