



# AUCTION

LEADING THE INDUSTRY SINCE 1945

THURSDAY – MAY 25, 2017 – 12:30 PM

## 5.6+ Acres Of Land With A Quonset Building

WATER TOWER & BLOCK BUILDING WITH GARAGE DOORS

Property Is Completely Fenced - Industrial Zoned – Cleveland, OH

ABSOLUTE AUCTION, all sells to highest bidders on location:

**1050 IVANHOE RD., CLEVELAND, OH 44110**

Directions: From Euclid take Ivanhoe north to property on left side of the street. Watch for KIKO signs.



Measurements are approximate and subject to actual survey

Information is believed to be accurate but not guaranteed.



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Real estate comprises just over 5.6 acres of industrially zoned land that is completely fenced and offers 453' of road frontage on Ivanhoe. Additional features include Quonset style building, water tower, and block building with garage doors. Property has city utilities and electric at the road. Taxes per half year are \$2,201.96. Property is close to main interstate. Walk the property at your convenience.

**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, 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.

**AUCTIONEER/REALTOR:**  
Randy L. Compton



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