



# AUCTION

**LEADING THE INDUSTRY SINCE 1945**

**WEDNESDAY – JUNE 28, 2017 – 5:30 PM**

## **4-Bedroom Home – 2.5 Baths – 2-Car Garage**

**MAJOR UPDATES COMPLETED – DECORATE TO YOUR LIKING**

**Austintown Schools – Mahoning Co., OH**

Absolute auction, all sells to the highest bidder on location:

**5616 YORKTOWN LANE, YOUNGSTOWN, OH 44515**

**Directions:** From I-80 take SR 46 south or take SR 46 north of Mahoning Rd. to Red Apple Dr., go west to Ohltown Rd. then south to Yorktown and west to address. Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



**330.455.9357 • kikoauctions.com**





Real estate features a solid home with 3 bedrooms and 2 full baths upstairs. Middle level has updated kitchen, dining room, and large living room. Ground floor has 4th bedroom, half bath, family room w/ fireplace, rear covered patio, laundry hookup, and 2-car garage. Partial basement with updated gas FA, central air, and city utilities. Major updates include: roof approx. 2013, siding & gutters 2007, kitchen 2007, and windows 2016. Home has level lot in area of nice homes. Austintown Schools. Half year taxes are \$852. Nearly 2,000 sq. ft. of living area. Open at 4:30 PM auction day for viewing. Come prepared to buy!

**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:** Ronald Waggoner POA for his mother Joanne Waggoner  
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