



# AUCTION

LEADING THE INDUSTRY SINCE 1945

Wednesday – August 2, 2017 – 6:00 PM

## 5.8-Acre Hobby Farm

GOOD BANK BARN – 4-BR FARMHOUSE WITH LIMITED FREE  
GAS – OUTBUILDINGS – 3-CAR GARAGE  
PORTAGE CO. – ATWATER TWP. – WATERLOO SCHOOLS

**ABSOLUTE AUCTION**, All sells to highest bidder on location:

**568 ST. RT. 183, ATWATER, OH 44201**

**Directions:** Take St. Rt. 183 south of US Rt. 224 to property. Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



**330.455.9357 • kikoauctions.com**





**KIKO AUCTIONEERS**

2722 Fulton Dr. NW, Canton, OH 44718

[kikoauctions.com](http://kikoauctions.com)

**WEDNESDAY – AUGUST 2, 2017 – 6:00 PM**

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GOOD BANK BARN  
4-BR FARMHOUSE**

568 ST. RT. 183, ATWATER, OH 44201



**Members – State and National Auctioneers Association**



Real Estate features country farmhouse with 1,914 sq. ft. living area built in 1901. Main level having kitchen with dining area, formal dining room, 3-seasons sunroom, main floor bedroom with full private shower bath, main floor laundry and family room. Second level having three bedrooms and full bath. Walkout basement with gas FA furnace with limited free gas. Well and septic. Good 56'x38' bank barn with steel roof, ideal setup for livestock or 4-H projects. 30'x50' pole building with partial cement floor. 36'x20' granary building/ chicken coop – 32'x32' oversize 3-bay garage. All setting on approx. 5.8 acres, subject to completion of new survey. Home and buildings will be open auction day starting at 4:30 PM. See [www.kikoauctions.com](http://www.kikoauctions.com) for full details and terms.

**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.

**Auctioneers/Realtors:** Jack W. Kiko, 330-206-0174 and John D. Kiko, AARE/CAI, ext. 122.



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