



# AUCTION

**LEADING THE INDUSTRY SINCE 1945**

**Wednesday – June 21, 2017 – 6:00 PM**

## Beautiful 9.3 Acres w/2 Lakes

**PARK-LIKE SETTING – BRICK RANCH HOME**

Shop & RV Buildings – Hubbard Twp. – Trumbull Co.

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

**1931 Brookfield Rd. SE, Hubbard, OH 44425**

**Directions:** Northeast of Youngstown on I-80 to RT 7 (exit 234) then north approx. 1.4 miles to Brookfield Rd. and auction.  
Or from Sharon/Hermitage go south on RT 62 to Brookfield Rd. and auction. Watch for KIKO signs.

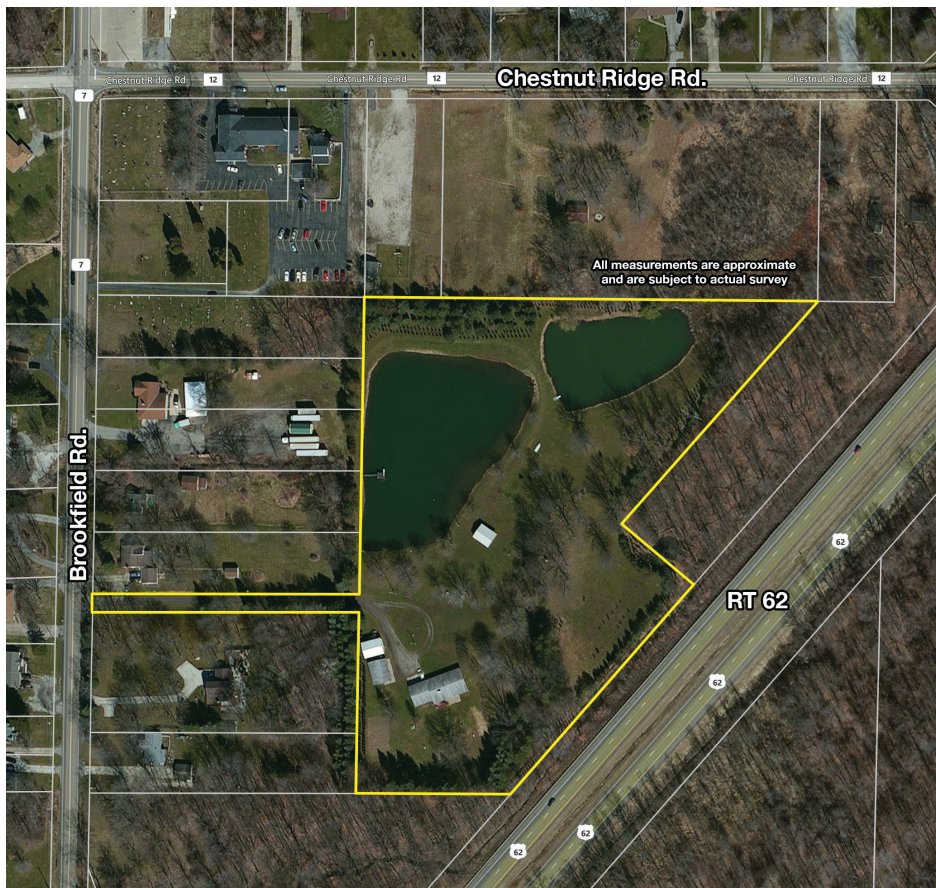


Information is believed to be accurate but not guaranteed.



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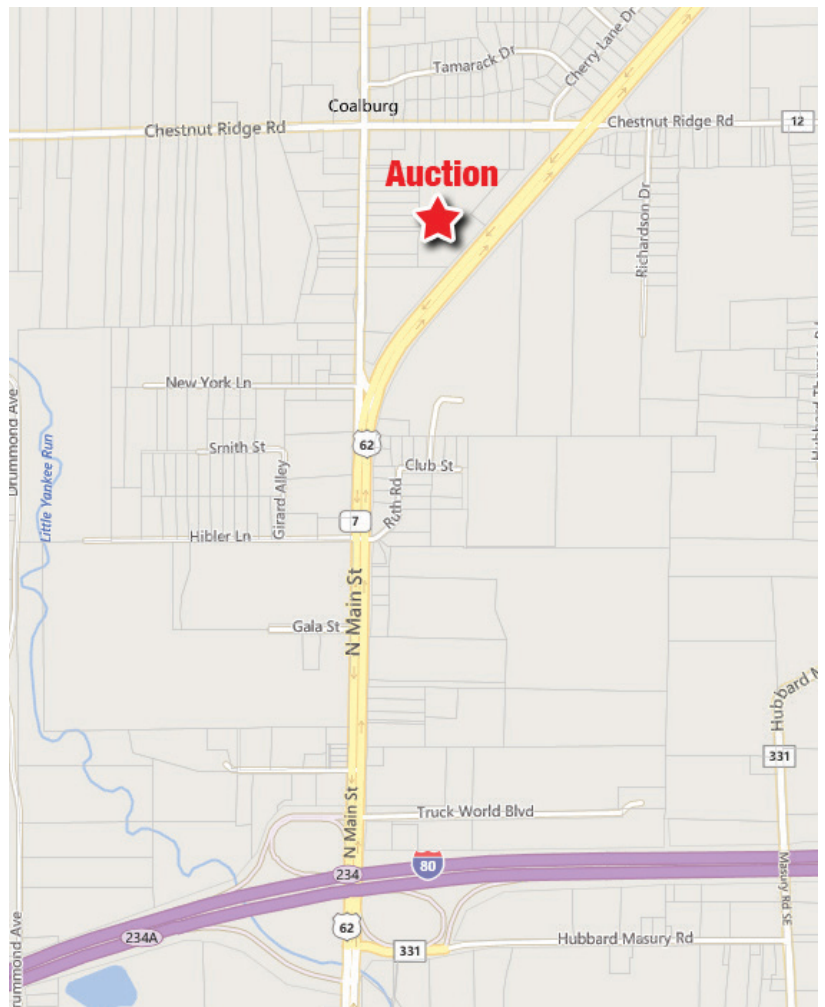


**REAL ESTATE:** 9.3 acres with spacious brick ranch home, approx. 2,900 sq. ft. living area ready for updating. Features living room w/ door to back deck, kitchen with appliances, 4 bedrooms, 2 full baths, full partially finished walk-out basement w/ rec room, half bath and den w/fireplace and door to back patio. Large 2-car attached garage w/ heat & water. Gas F/A heat, central air, public water & septic. 3-car detached garage or shop and 32' x 24' pole building w/concrete floor set up for RVs. 2 stocked and spring-fed lakes w/picnic pavilion and beautiful park-like setting.

**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.

**AUCTION BY ORDER OF:**  
John E. Faber

**AUCTIONEER/REALTOR:**  
Joseph F. Gordon, CAI,  
call/text 330-805-7627



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