



AUCTION

LEADING THE INDUSTRY SINCE 1945

WEDNESDAY – JULY 26, 2017 – 5:30 PM

Wengerd Estate Auction

BRICK 3-BEDROOM RAISED RANCH HOME
Massillon City – Stark County – Massillon City Schools

Property sells to settle the estate on location:

720 SANDY AVE. NE, MASSILLON, OH 44646

Directions: From Lake St. in Massillon, midway between SR 21 and Wales Rd., go north on Amherst Rd. to Sandy Ave. and auction.
Watch for KIKO signs..



Real estate features a one-owner brick raised ranch home with a finished 2-car garage with hot and cold water, rec room w/ gas fireplace, laundry area w/ full bath, and large storage area in lower level. Main level offers large eat-in kitchen with built-in appliances, dining room, living room w/ wood-burning fireplace, 3 bedrooms (all w/ hardwood floors), and a full bath. Home has 3-season porches in front and back, glass-block windows in lower level, gas FA furnace, CA, and breaker electric. Public utilities. Nice backyard. Current half year taxes are approx. \$1,100. Massillon City Schools.

NOTE: Clean one-owner home. Property has been well maintained. Decorate to taste. Home open for inspection at 4:00 PM auction day. Call Jack at 330-465-1798 w/ questions.

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: James D. Snively Executor of the Anna A. Wengerd Estate, Stark County Probate Case #228744
AUCTIONEER/REALTOR: Jack Rohr, 330-465-1798 or jackrohr@kikocompany.com



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