



# AUCTION

LEADING THE INDUSTRY SINCE 1945

Monday – July 24, 2017 – 12:30 PM

## Good Commercial Office Building WITH OVERHEAD APARTMENT – LARGE BLACKTOP PARKING LOT

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

**250 S. Prospect St., Ravenna, OH 44266**

**Directions:** Take Rt. 44 north of I-76 and Rt. 44 changes into S. Prospect, continue north to sale. Walking distance to courthouse.  
Watch for KIKO signs.



Shown by appointment or open 1 1/2 hours before by auction. See photos on our website. 2,800-sq.-ft. building including two-bedroom nice upstairs apartment with separate entrance. Multiple offices on main level with reception area, conference room, and his and her restrooms. 16 blacktop parking spaces. Gas heat and central air. Nice location.

**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.

**Auctioneer/Realtor:**

Russell T. (Rusty) Kiko, Jr., C.A.I., ext 115, 330-495-0923

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