



AUCTION

LEADING THE INDUSTRY SINCE 1945

Wednesday – August 23, 2017 – 6:00 PM

**FIXER UPPER THREE-BEDROOM RANCH HOME -
.74 ACRE LOT**

**ABSOLUTE AUCTION, All sells to highest bidder(s) on location:
2666 Vanderhoof Rd., Barberton, OH 44203**

Directions: Take Cleveland Massillon Rd. south of Norton or north of Clinton to Vanderhoof and east to auction.
Watch for KIKO signs.



1,092-sq.-ft. fixer upper ranch home with block foundation, FA gas heat, furnace updated in 2005. Kitchen/dining room area. Living room with pic window. Three bedrooms and full bath. Main level laundry. Drilled well with updated pump/pressure tank in 2013. Septic system. Public sewer available at the street. Appliances transfer, RE taxes \$687 per 1/2 year.

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.

Auctioneer/Realtor: Rudy W. Kiko, 330-540-2416, rudykiko@kikocompany.com
Auction By Order Of: Darryl W. Ley, Trustee of the Darryl W. Ley Trust.

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