



AUCTION

LEADING THE INDUSTRY SINCE 1945

Wednesday – September 20, 2017 – 5:00 PM
Real Estate Sells At 5:30 PM

Hoover Family Auction

QUALITY BRICK HOME ON 1 ACRE

3 Bedrooms – Beautiful Landscaping – Also Selling: Furnishings – Appliances
Household – Washington Twp. – Marlington Local Schools – Stark Co.

Owners are downsizing, **ABSOLUTE AUCTION**, all sells to the highest bidders on location:

4257 Union Ave., Homeworth, OH 44634

Directions: Take SR 183 south of Alliance or north of SR 172 to address. Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



330.455.9357 • kikoauctions.com





Longtime family-owned. Quality two-story, Tudor-style brick home built in 1929 with 2 fireplaces, one original stone granite w/ arched opening. Second fireplace, brick w/ barn beam mantle, in spacious 14' x 22' family room. Lots of storage w/ built-in bookshelves and half bath. Leads to 16' x 22' deck overlooking park-like setting, goldfish pond, perennials & wildlife. Nature lovers dream! Private setting, close to town. Home has formal dining room w/ great views. Updated modern kitchen w/ appliances. Living room w/ textured walls & ceiling w/ arched covered sitting area outdoors. Second floor has 10' x 14' master bedroom w/ closet. Second bedroom 10' x 12' w/ closet. Third bedroom 9' x 10'. Floored attic. Nice full bath w/ large vanity, tub/shower combo & laundry chute. Nice lower level garage. Home is tastefully decorated w/ all window treatments to transfer. Move-in ready. The Hoovers have owned this home since 1965. 2 gas furnaces w/ C/A, 2 gas fireplaces, fire pit, softener, updated electric & concrete drive. Loads of charm & a must see! Open auction day at 3:00 PM for viewing.

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.

FURNISHINGS: Drop leaf table – computer desk – bar stools – file cabinet – chainsaw – potting bench – utility trailer – garden tools – pots & pans – jars – refrigerator – freezer – small rototiller – etc.

TERMS ON CHATTELS: Driver's license or State ID required to register for bidder number. Cash, Check, Debit Card, Visa, or Master Card accepted. 4% buyer's premium on all sales; 4% waived for cash or check. Information is believed to be accurate but not guaranteed.

AUCTION BY ORDER OF: John & Barbara Hoover

AUCTIONEER/REALTOR: George Kiko,
330-418-1095, george@kikocompany.com

