



AUCTION

LEADING THE INDUSTRY SINCE 1945

TUESDAY – OCTOBER 24, 2017 – 5:30 PM

Opportunity Knocking!

NICE 2,400-SQ.-FT. INVESTMENT COMMERCIAL BUILDING
1.3 Acres W/Large Parking Area

Due to owner's age and health, this property sells at absolute auction to the highest bidder on location:

11064 SR 644 (RAILROAD ST.) KENSINGTON, OH 44427

Directions: Take RT 30 east of Minerva or west of Lisbon to Kensington, then east on SR 644 to property. Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



330.455.9357 • kikoauctions.com



Real Estate features a two-story commercial building completely remodeled in 2014 w/large shop area, of-
fices, bath, and warehouse area. Just off RT 30. Great rental history, as much as \$32,400 gross income per
year. Currently vacant, immediate possession. No zoning. For more information or help w/financing call or
text Gene Kiko, 330-495-0041.

TERMS ON REAL ESTATE: 20% 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.

AUCTIONEERS/REALTORS:

Gene Kiko, C.A.I., ext. 112 or 330-495-0041 call/text and Randall Kiko, ext. 158 or 330-831-0174 call/text



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