



# AUCTION

**LEADING THE INDUSTRY SINCE 1945**

**MONDAY – OCTOBER 23, 2017 – 5:30 PM**

## Attention Investors! Two Income Properties

**GAS & OIL RIGHTS TRANSFER!**

Scio, OH – Harrison Co. - Harrison Hills Schools

**ABSOLUTE AUCTION**, all sells to highest bidder on location:

**316 & 318 E. MAIN ST., SCIO, OH 43988**

**Directions:** Take RT 151 east of RT 332 and west of RT 9 to Scio, OH then take Eastport St. west to Church St. and go South to auction location. Watch for KIKO signs.



**316 E. MAIN ST.:** Comprises a kitchen, living room, and full bath on the main level. Two bedrooms upstairs. Full basement w/gas FA heat and 100-amp breaker electric. Currently rented for \$300/ per month. Tenant pays utilities. Public water and sewer.



Information is believed to be accurate but not guaranteed.



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**318 E. MAIN ST.:** Comprises a kitchen, living room, family room, dining room, and full bath w/laundry hook up on the main level. Four bedrooms upstairs and full bath. Full walkout basement w/gas FA heat and 100-amp breaker electric. Home could be converted to a two-family home. Home renting for \$450/per month w/tenant paying utilities. Public water and sewer.

**NOTE:** Homes have had good rental history. Homes will sell together. Owners have owned for 20 yrs. and are ready to turn properties over to a new owner. Homes open for inspection starting at 4:00 PM.

**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.

**AUCTIONEER/REALTOR:** Eugene R. Kiko, ext. 113 or 330-495-0131



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