



AUCTION

LEADING THE INDUSTRY SINCE 1945

Thursday – April 26, 2018 – 6:00 PM
Real Estate Sells First

Investment Opportunity

5,900-SQ.-FT. COMMERCIAL BUILDING PLUS THREE-BED-ROOM UPSTAIRS APARTMENT – MAIN-LEVEL EFFICIENCY APARTMENT – COMMERCIAL-FRONT RENTAL SPACE PLUS REAR GARAGE STORAGE & SHOP - ADDITIONAL 800-SQ.-FT. TWO BEDROOM HOME IN REAR - EXTRA SIDE LOT – LOADS OF PARKING & CITY UTILITIES
ALSO SELLING TWO AUTOS & PICKUP

ABSOLUTE AUCTION, having suffered the loss of her late husband, Victor Sole, Doris will sell to the highest bidder on location:

114 & 120 S. Canal St., Newton Falls, OH 44444

Directions: Just south of Rt. 534 in downtown on S. Canal St. Across from car dealership. Watch for KIKO signs.



Brick & vinyl exterior, updated truss & hip shingle roof, commercial store front with three-bedroom apartment up plus small apartment behind. Store fronts with FA gas & central air. Large rear garage & workshop – storage in rear with roll-up doors, easily divided. Black top side parking lot – two-bedroom ranch home in far rear, presently rented. Two lots – approx. 160' frontage. Note: Loads of potential and adaptable to multitude of uses. Sells as unit with both lots and home. 67 X 375 & 60 X 220. Maps and photos on our website. Open 2 hrs before sale or by appointment.

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.

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330.455.9357 • kikoauctions.com





KIKO AUCTIONEERS

2722 Fulton Dr. NW, Canton, OH 44718
kikoauctions.com

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INVESTMENT OPPORTUNITY

5,900-Sq.-Ft. Commercial Building Plus
Three-Bedroom Upstairs Apartment – Main-Level
Efficiency Apartment – Commercial-Front Rental
Space Plus Rear Garage Storage & Shop
Additional 800-Sq.-Ft. Two Bedroom Home In Rear



Members – State and National Auctioneers Association



Autos – Misc.: 1989 Lincoln Town Car, 103K miles – 1992 Cadillac Brougham 131K miles – 1972 Chevy pickup, step side with extra parts

TERMS ON CHATELS: 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.



Auctioneer/Realtor®
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Auction By Order Of: Doris J Sole



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