



AUCTION

LEADING THE INDUSTRY SINCE 1945

Monday – May 7, 2018 – 6:30 PM

8.7-AC Business/Commercial Industrial Property W/ Minerals

STATE ROUTE 43 – SPRINGFIELD TWP. – JEFFERSON COUNTY

Absolute auction, all sells to the highest bidder on location:

11524 SR 43, Amsterdam, OH 43903

Directions: Located midway between Carrollton and Steubenville, OH on SR 43. Take US 22 just west of Steubenville to SR 43, then north to auction. Watch for KIKO signs.

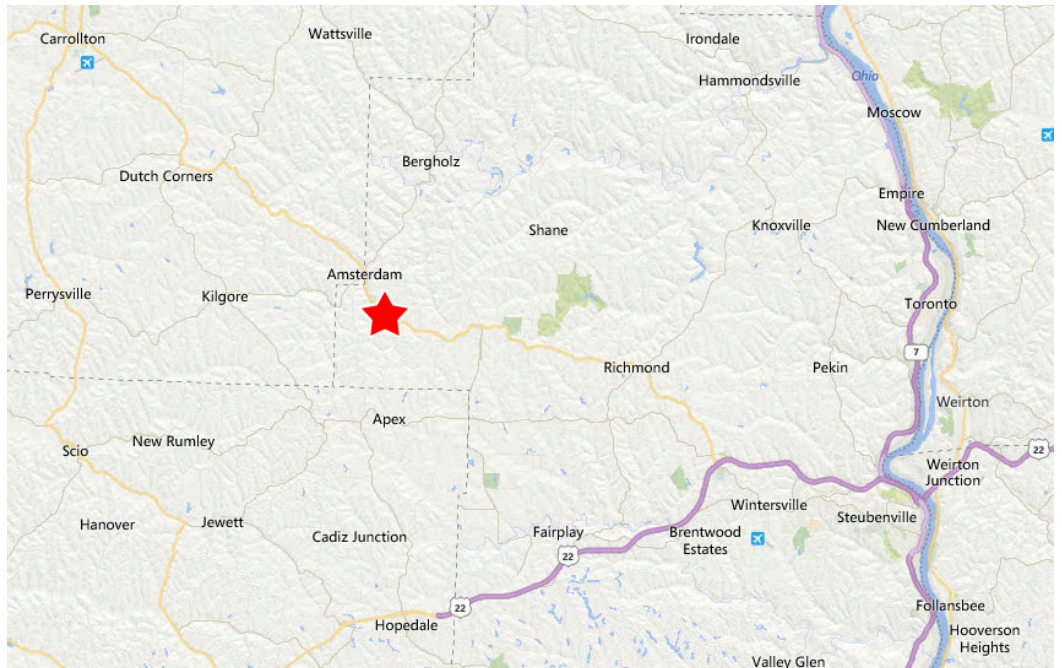


Information is believed to be accurate but not guaranteed.



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REAL ESTATE: Situated on 8.7 acres w/ all mineral rights owned by seller to transfer. Main building 26' x 150' with 3-phase electric, overhead 5-ton bridge crane. Concrete floors. Office and bathroom. 40' x 60' storage building. Office building with divided rooms, half bath and full basement. Electric heat. Approx. 280 ft. frontage on SR 43. Approx. 1,400 ft. borders Ohio Rail Corp. to the back of the property. Taxes are \$684.28 per half year. Lots of possibilities!

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.



All measurements are approximate and are subject to actual survey



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