



AUCTION

LEADING THE INDUSTRY SINCE 1945

Tuesday – September 18, 2018 – 5:30 PM

20.4 Acres W/ 3-Bedroom Home In 4 Parcels

PYMATUNING LAKE AREA

PARCEL #1: 3-Bedroom Home On 2.34 Acres

PARCELS #2 & #3: 2.9+ Acres Of Land

PARCEL #4: 12.27 Acres Open & Wooded Land With Pond

Williamsfield Twp. – Pymatuning Valley LSD – Ashtabula County, OH

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

6377 Slater Rd. E., Andover, OH 44003

Directions: From State Route 7 south of Andover and north of SR 322 to Slater Rd. and east to auction. Watch for KIKO signs.

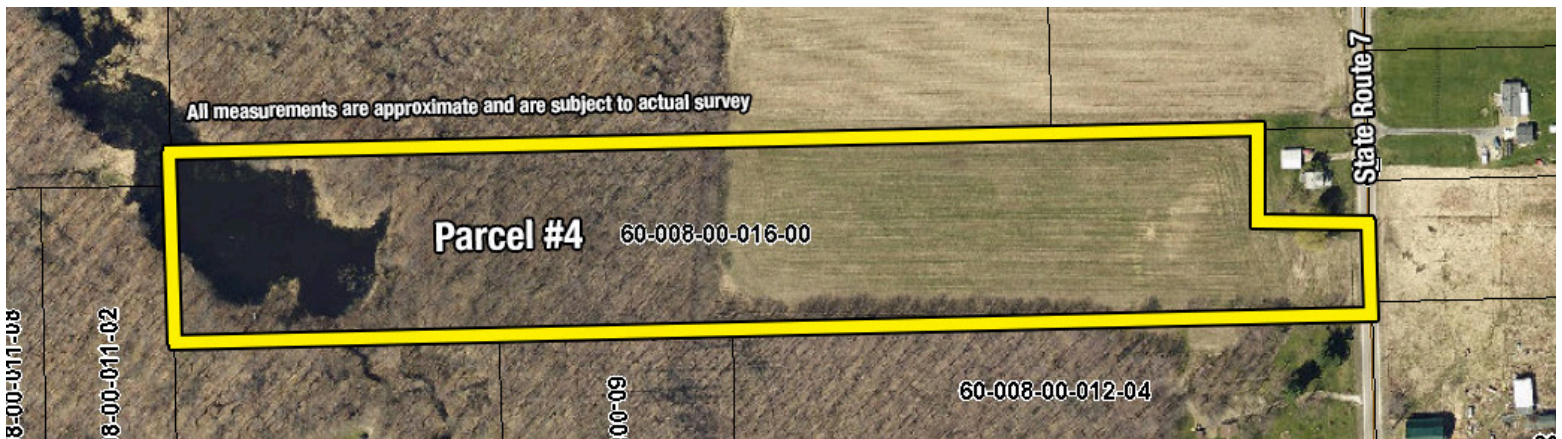
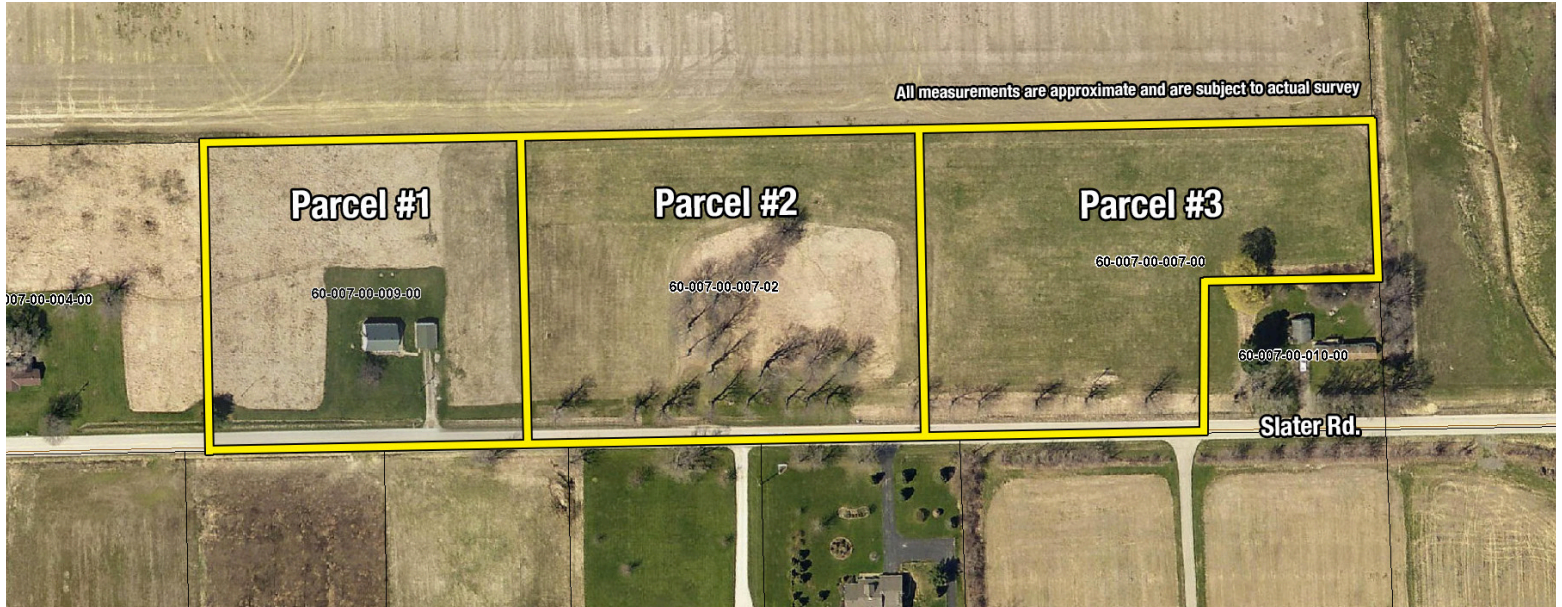


Information is believed to be accurate but not guaranteed.



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REAL ESTATE:

PARCEL #1: Updated 3-bedroom home features living room, kitchen w/side door entrance, 2 bedrooms and full bath. Large bedroom and computer room upstairs. Wrap around deck. Full basement. Gas hot water heat, 100-amp elec. Detached garage. Situated on 2.349 acres w/ approx. 330 ft. frontage on Slater Rd.

PARCEL #2: 2.936 acres of land w/ stately trees. Approx. 412 ft. frontage on Slater Rd.

PARCEL #3: 2.931 acres open land w/ approx. 336 ft. frontage on Slater Rd.

PARCEL #4: 12.27 acres open & wooded land w/ pond at the rear of the property. Approx. 125 ft. frontage on SR 7 just north of Slater Rd. Parcel #4 will be sold from parcel #1 – 6377 Slater Rd.

NOTE: Property is located approx. 1 mile from Pymatuning Lake. Parcels will be sold separate and not together.

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.

AUCTION BY ORDER OF: Sue Ann Bugansky Trustee for the Anna Marian French Trust



Auctioneer/Realtor®
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