



# AUCTION

**LEADING THE INDUSTRY SINCE 1945**

**MONDAY – SEPTEMBER 10, 2018 – 5:30 PM**

## Dye Trust Auction

**CLEAN BRICK HOME – 4 BR – 2.5 BA**

Ellet Area – Akron, OH - Also Selling: 2 Adjoining Lots

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

**464 DORSET ST., AKRON, OH 44305**

**Directions:** Take SR 91 north of I-76 to Newton St. then east to Dorset St. and go north to auction. Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



**330.455.9357 • kikoauctions.com**







**KIKO AUCTIONEERS**

2722 Fulton Dr. NW, Canton, OH 44718

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**Members – State and National Auctioneers Association**

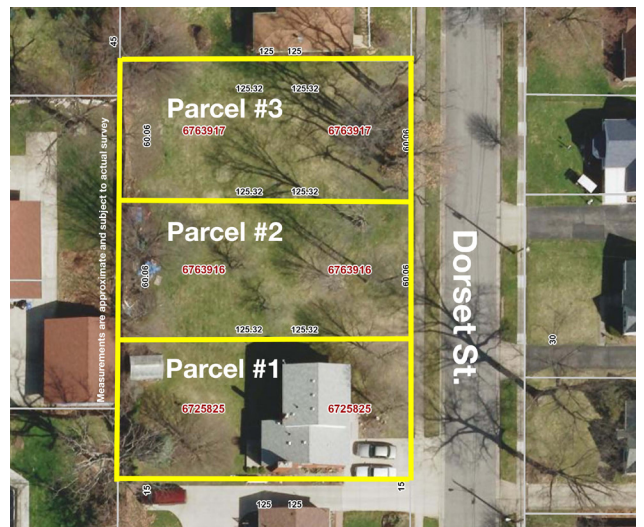


**PARCEL #1:** Features a clean brick & vinyl two-story home situated on a 60'x125' lot. Main floor has maple kitchen, dining room, living room, family room w/wood burner, and a half bath. Second story has 4 bedrooms and 2 full baths. Basement with gas FA furnace, central AC, and city utilities. Attached oversized 1-car garage and a concrete driveway. Very convenient location! Home needs cosmetic updates, carpet, paint, etc. Open for viewing 1 hr. prior to bidding.

**PARCEL 2 & 3:** 2 adjoining vacant lots, 60'x25' each. To be sold bidders choice after home is sold. They adjoin the home parcel to the north. Utilities available. Parcel #67-63916 and #67-63917.

**TERMS ON REAL ESTATE:** 10% 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:** Kimberly Rutledge Trustee of the James O. Dye and Ella J. Dye Revocable Living Trust



Auctioneer/Realtor®

**MATTHEW P. KIKO AARE**

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