



AUCTION

LEADING THE INDUSTRY SINCE 1945

SATURDAY – NOVEMBER 10, 2018 – 10:30 AM & 12:00 PM

Attention Investors – Opportunity Presents Three Homes – Side-By-Side Duplex

Auction #1 – 4741 Hillport Dr. SW, Canton, OH 44706. Fixer-upper bungalow home on nice corner lot with public sewer – Stark Co. – Canton Twp. – Canton LSD

Auction #2 – 234 Hartford St. NW, East Canton, OH 44730. Side-by-side duplex with garages, public utilities. Good tenant history. Stark Co. – East Canton Village – Osnaburg LSD

Auction #3 – 214 Liberty St. E, East Canton, OH 44730. Three-bedroom bungalow home with detached garage. Stark Co. – East Canton Village – Osnaburg LSD

Auction #4 – 7687 Lincoln St. SE, East Canton, OH 44730. Two-bedroom bungalow home with detached garage. Stark Co. – Osnaburg Twp. – Osnaburg LSD

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



Information is believed to be accurate but not guaranteed.



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Auction #1: Sells on site at 10:30 AM. Real estate offers fixer-upper bungalow home with attached garage. 1,500 sq. ft. of living space – gas heat – lower-level basement garage – public sewer – convenient location – 1/2 taxes \$1,022.46.

Auction #2: Sells on site at 12:00 PM. Real estate offers side by side duplex built in 1981. Each unit offers two bedrooms and full bath – kitchen – living room and basement. Good long-term tenant history. Currently rented for \$450 and \$400 per month. Each unit has one car attached garage. Electric heat. Public utilities. 1/2 taxes \$581.55

Auction #3: Real estate offers three-bedroom bungalow home built in 1960. Full basement – gas heat. Currently rented for \$500 per month. Detached garage on 60 X 120 lot with public utilities. 1/2 taxes \$483.87.

Auction #4: Real estate offers bungalow home with two bedrooms – one bath – oil heat with 24 X 24 detached garage. All situated on 1/2 acre. Currently rented for \$600 per month. 1/2 taxes \$430.08.

Note: Auction #1 will be sold onsite at 4741 Hillport Dr. SW, Canton, OH at 10:30 AM. Auction #2, #3 & #4 will all be sold from Auction #2 location at 234 Hartford St. NW, East Canton.

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.

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