



AUCTION

LEADING THE INDUSTRY SINCE 1945

FRIDAY – DECEMBER 14, 2018 – 1:00 PM

Investment Opportunity!

12-UNIT TOWNHOUSE APARTMENTS

2 Buildings – Off-Street Parking – Corner Lot
Summit Co., OH – Akron City – Kenmore Area

Owner is retiring. Absolute auction, all sells to the highest bidder on location:

1843-1853 13TH ST. SW, AKRON, OH 44314

Directions: In Akron from I-76 take the East Ave. exit, go south to Indian Trail then east to 13th St. and auction.

Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



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Real estate features 2 buildings w/ blacktop parking lot in back. Nice corner lot. 12 units total. All townhouse design w/ 2 bedrooms & full bath upstairs, eat-in kitchen & living room on main levels. Full basement with laundry areas, gas FA furnaces w/ CA, and breaker elec. Foundations are all poured concrete, brick center walls between each unit for privacy. City water & sewer. New privacy fence around property in 2018. Building exteriors painted in 2018. Close proximity to Kenmore High School. Current taxes are \$4,765.40 per half year. Rents are \$545 plus utilities per unit.

NOTE: Owners are retiring. Come prepared to buy!

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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