



AUCTION

LEADING THE INDUSTRY SINCE 1945

THURSDAY – DECEMBER 27, 2018 – 1:00 PM

Duplex

NEAR MT. UNION UNIVERSITY & HOSPITAL – ALLIANCE, OH

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

205 SHADYSIDE CT., ALLIANCE, OH 44601

Directions: Take State St. just east of Mt. Union Square, then left onto S. Arch Ave. and left on Shadyside Ct.

Located behind Alliance Community Hospital. Watch for KIKO signs.



This 2-story duplex features main level with kitchen, living room with fireplace, full bath, and 1 bedroom rented for \$550/month. Second level apartment with kitchen, living room, bath, bedroom, and den rents for \$450/month. Full basement with modern gas furnace, breaker electric service, and glass-block windows. Vinyl sided, covered front porch, and shared garage. Current taxes are \$689 per year. Lot size is 50' x 102'. Located on a quiet dead-end street. Open for inspections at 12:00 PM on auction day, check it out!

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:
Anne & William Fetrow



Auctioneer/Realtor®
THERESA BLOCHER
330-495-3789
blocher@kikocompany.com



Auctioneer/Realtor®
GEORGE P. KIKO
330-418-1095
george@kikocompany.com

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330.455.9357 • kikoauctions.com

