



# AUCTION

**LEADING THE INDUSTRY SINCE 1945**

**Wednesday – October 2, 2019**

**Auction #1 Sells At 5:15 PM – Auction #2 Sells At 6:15 PM**

## Investment Opportunity!

**2 FIXER UPPER HOMES – AKRON CSD – SUMMIT CO.**

Absolute auction, all sells to the highest bidder on two locations:  
**786 Florida Ave., Akron, OH 44314 and  
380 Pioneer St., Akron, OH 44305**



**Auction #1**



**Auction #2**

Information is believed to be accurate but not guaranteed.



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**KIKO AUCTIONEERS**

2722 Fulton Dr. NW, Canton, OH 44718

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**INVESTMENT OPPORTUNITY!**  
**2 FIXER UPPER HOMES**  
**Akron CSD – Summit Co.**



**Members – State and National Auctioneers Association**



**AUCTION #1: 786 Florida Ave., Akron, OH 44314 At 5:15 PM**

Two-story stucco home w/ 1,773 sq. ft. Main level features eat-in kitchen, dining room, family room, living room, office or main level bedroom. Second story has 3 bedrooms and 1 full bath. Finished attic has additional 2 bedrooms. Full basement w/ laundry, 100-amp breaker electric, gas F/A furnace & full bath. Recent updates include furnace (2019), carpet (2019) & vinyl windows. Lot is 45 x 113. Public utilities. Parcel #6860184. Half year taxes are \$522.89.

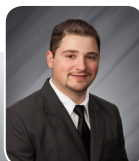
**AUCTION #2: 380 Pioneer St., Akron, OH 44305 At 6:15 PM**

Two-story aluminum sided home w/ 1,037 sq. ft. Main level features living room, dining room & kitchen. Second story has 2 bedrooms & full bath. Finished attic for 3rd bedroom. Full basement w/ laundry, F/A gas furnace, breaker electric and glass block windows. Lot is 35 x 40. Public utilities. Parcel #6706556. Half year taxes \$321.13.

**NOTE:** Both homes will be open auction day starting at 4:00 PM

**TERMS ON REAL ESTATE:** 20% 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. Property to be sold as Separate Parcels and not to be offered as an Entirety.

**AUCTION BY ORDER OF:** Joe & Sandra Nyeste



Auctioneer/Realtor®  
**ERIC BEVINGTON**  
330-417-5471  
[eric@kikocompany.com](mailto:eric@kikocompany.com)



Auctioneer/Realtor®  
**ASHLEY RITCHEY**  
330-495-3474  
[ashley@kikocompany.com](mailto:ashley@kikocompany.com)



**330.455.9357 • [kikoauctions.com](http://kikoauctions.com)**

