



# AUCTION

**LEADING THE INDUSTRY SINCE 1945**

**THURSDAY – NOVEMBER 7, 2019 – 1:00 PM**

## Attention Investors!

**NICE TRIPLEX W/ 4-CAR GARAGE**

Corner Lot – 100% Occupancy

Jackson Twp. – Stark Co., OH – Jackson Local Schools

All sells to settle the estate on location:

**3930 AMHERST AVE. NW, MASSILLON, OH 44646**

**Directions:** Take SR 241 south of Fulton Dr. or north of Massillon to Traphagen St. then west to Amherst Ave. and 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

[kikoauctions.com](http://kikoauctions.com)

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Nice Triplex W/ 4-Car Garage  
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**Members – State and National Auctioneers Association**



Stark Co. parcel #1610232 features a vinyl-sided townhouse-style triplex with gas heat and central air. (1) 3-bedroom unit and (2) 2-bedroom units. Each unit has 1.5 baths. Current gross revenue at \$1,850 per month. 100% occupancy. Lot size is 125'x169'. Tenants pay gas, electric, and trash. Landlord pays water, sewer, and lawn care. Taxes are \$1,681 per half year. Jackson Local Schools.

**NOTE:** Units will be open auction day at 12:00 PM for preview. Auction begins at 1:00 PM! 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.

**AUCTION BY ORDER OF:** Ann Ackerman, Executrix of the David Puryear Estate, Stark Co. Probate #234829



Auctioneer/Realtor®

**GEORGE P. KIKO**

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