



AUCTION

LEADING THE INDUSTRY SINCE 1945

Friday – January 25, 2019 – 5:15 PM

Attention Investors!

INVESTMENT DUPLEX PROPERTY W/ PUBLIC UTILITIES
Stark County – Minerva – Minerva LSD

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

407 Prospect St., Minerva, OH 44657

Directions: From Downtown Minerva take US RT 30 west to Chestnut St. and north to Prospect St. Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



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KIKO AUCTIONEERS

2722 Fulton Dr. NW, Canton, OH 44718

kikoauctions.com

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Members – State and National Auctioneers Association



REAL ESTATE: Side by side duplex on two lots. First unit offers front and side entrances, kitchen w/ dining area, living room, half bath off kitchen, three bedrooms up w/ full bath, and electric baseboard heat. Currently vacant. Previously rented for \$700. Second unit offers front and side entrances w/ kitchen, living room, full bath, one bedroom up and electric baseboard heat. Currently vacant. Previously rented for \$450. Loads of potential here! Updated roof approx. 2015. Convenient location. Property open auction day at 4:00 PM.

NOTE: Good rental history. Owner relocated out of town and no longer has need.

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.



Auctioneer/Realtor®

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All measurements are approximate and are subject to actual survey



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