



AUCTION

LEADING THE INDUSTRY SINCE 1945

Thursday – August 8, 2019 – 6:00 PM
Real Estate Sells First

Eileen Russell – Two Real Estate Auctions

PARCEL #1: .65 AC W/ 1,700 Sq. Ft. Vinyl-Sided Home W/ Beauty Shop
Or Business – 2-Car Garage In Rear – Deck – City Utilities – No Zoning

PARCEL #2: 6.43 AC Wooded Land W/ Pavilion & Small Cabin & Shelter
Very Scenic – Village of Washingtonville – Salem Twp. – Columbiana Co.

Also Selling: Fiesta, Misc. Household, Luggage, Etc.

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

955 W. Main St. (RT 14), Washingtonville, OH 44490

Directions: SR 14 east of Salem – on Main St. in Washingtonville. Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



330.455.9357 • kikoauctions.com





SALE #1: Home showed by appointment. Walk land at your leisure. Home built '79 w/ later addition & remodeled in '95. Very comfortable thermal windows. FA gas & C/A. Full walk-out basement. Beauty shop on east side w/ private half bath & entrance. Main home w/ nice kitchen. Living room, dining room, bath, extra bedroom plus half-finished basement with canning kitchen & extra bath. Rec room, upper deck & lower patio, 2-car garage. Lots of potential. Black top parking & storage building.



SALE #2: Adjoining 6.4 AC. 443.89' frontage. Some timber, small pavilion & cabin overlooking valley plus 4 shelters. Utilities available. Sign rent.



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. Property to be sold as Separate Parcels and not to be offered as an Entirety.

MISC. HOUSEHOLD: Fiesta, glass, lamps, box lots of general HH items.

TERMS ON CHATELS: Driver's license or State ID required to register for bidder number. Cash, Check, Debit Card, Visa, or Master Card accepted. 4% buyer's premium on all sales; 4% waived for cash or check. Information is believed to be accurate but not guaranteed. Multi Par auction process may be used.

AUCTION BY ORDER OF: Eileen Russell



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