



AUCTION

LEADING THE INDUSTRY SINCE 1945

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SATURDAY - MARCH 21, 2020 - 10:30 AM

EXCITING REAL ESTATE OPPORTUNITY!

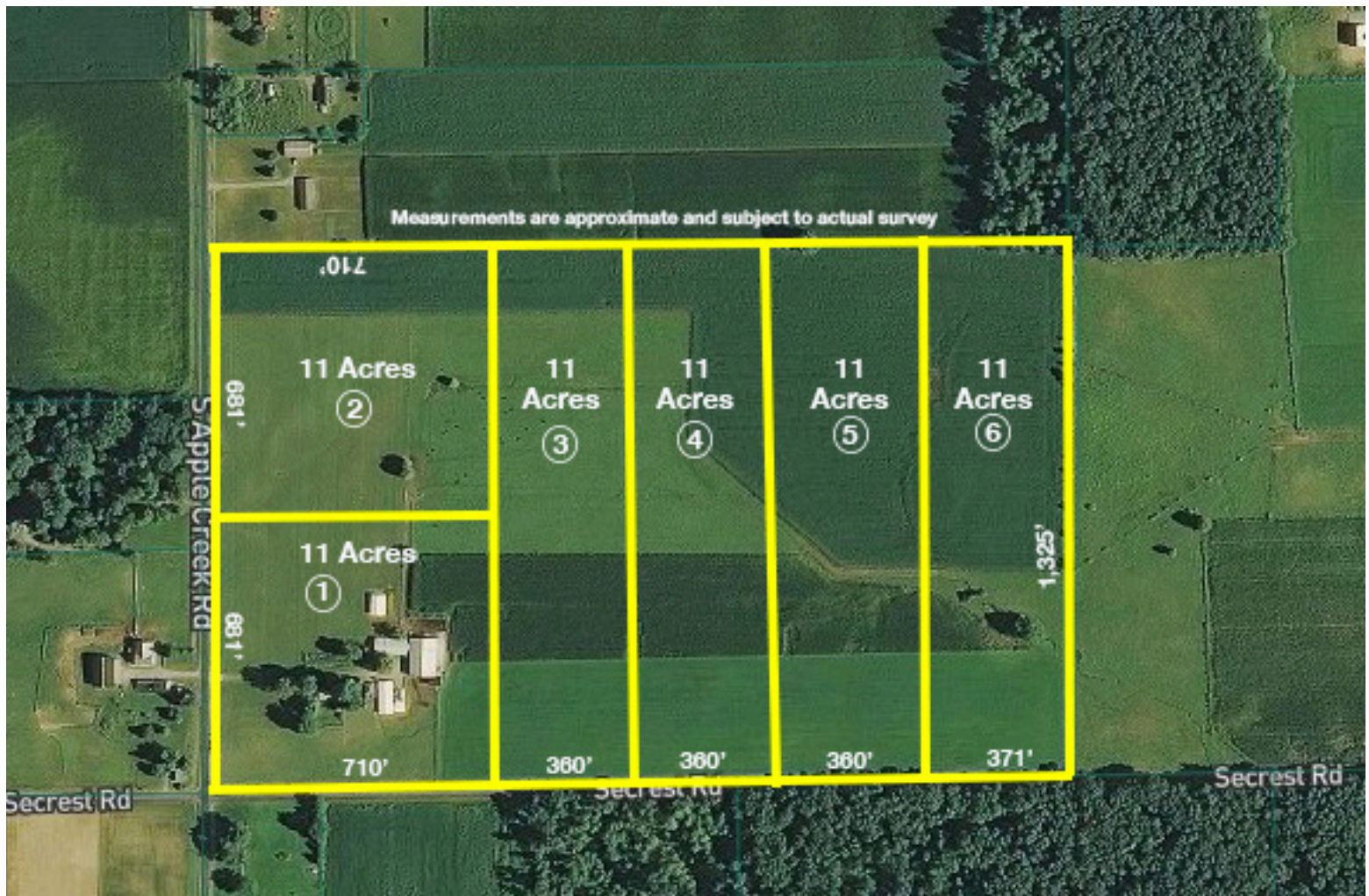
67-Acre Farm To Be Offered In 6 Parcels

6 Nice 11-Acre Parcels - Handyman Home - Cattle Barns - Machinery Shed
East Union Twp. - Wayne Co. - Southeast School District

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

1140 S. APPLE CREEK RD., APPLE CREEK, OH 44606

Directions: From Apple Creek, OH take Apple Creek Rd. (CR 44) north 2.8 miles to auction OR from US RT 30 east of Wooster and west of Orrville take Apple Creek Rd. exit then go south 1.8 miles to auction. Watch for KIKO signs.



Information is believed to be accurate but not guaranteed. KIKO Auctioneers

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REAL ESTATE: 67 acres of gently rolling cropland with frontage on Apple Creek Rd. and Secrest Rd. totaling 3,523'. Improvements include a handyman special century home with approx. 1,200 SF, 3 bedrooms, and 1 bath. Outbuildings include a 30x80 open-front machinery shed, 60x90 cattle barn, 32x48 pole barn, and other misc. buildings. Nice setting! Majority productive cropland balance high-tensile fenced pasture. Mineral rights owned by seller to transfer to buyer. Soil types include CDB, CDC2, and REA.

FARM TO BE OFFERED AS FOLLOWS:

PARCEL #1: Approx. 11 acres. Hobby farm, home, and barns. Corner parcel. Frontage on Apple Creek Rd. and Secrest Rd.

PARCEL #2: Approx. 11 Acres with 680' frontage on Apple Creek Rd. Ideal hobby farm parcel.

PARCEL #3 THROUGH #6: Each approx. 11 acres and having approx. 360' frontage on Secrest Rd. Ideal hobby farm parcels.

NOTE: Parcels will be offered bidder's choice then as a whole and will be sold whichever way brings the most. These are nice-size parcels. Room for future home, shop, and barn. You decide! Land is a good investment you can enjoy! Bank financing available including new construction loans to qualified buyers.

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. 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 offered as a multi par auction and sold whichever way it brings the most.

AUCTION BY ORDER OF: Thelma L. Glick, Trustee



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