



AUCTION

LEADING THE INDUSTRY SINCE 1945

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WEDNESDAY – APRIL 8, 2020 – 6:00 PM

Germaine C. Balushak

**GOOD CLEAN THREE-BEDROOM, 1 1/2 BATH HOME WITH
TWO-CAR GARAGE**

CUYAHOGA COUNTY – CITY UTILITIES – NICE LOCATION

Absolute auction, owned 45+ years, all sells to the highest bidders on location:

4337 URBAN DR., SOUTH EUCLID, OH 44121

Directions: Take Rt. 322, Mayfield Rd., west of 271 to S. Green Rd. and north to Urban Dr. and west to address. Watch for KIKO signs.



Real Estate: Clean ranch home with applianced eat-in kitchen, family & dining room combination, 3 bedrooms, 1 1/2 baths, 3 hall closets, hardwood floors under carpet. Replacement windows, full divided basement 1/2 finished, utility room with mod. FA gas heat, central air, sump pump, breaker electric, laundry area with washer and dryer. Possible 4th bedroom. E-Z breath system. Two-car attached garage. Concrete drive. Rear patio. Updated shingles. City utilities. 60 X 120 lot.

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.

Auction By Order Of: Germaine C. Balushack



Auctioneer/Realtor®

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