



# AUCTION

LEADING THE INDUSTRY SINCE 1945

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**TUESDAY - APRIL 28, 2020 - 1:00 PM**

## 2 FIXER - UPPER HOMES

MASSILLON, OHIO - ONLINE BIDDING AVAILABLE

Guardianship auction. Homes will sell on location:

**605 WELLMAN AVE., MASSILLON, OHIO 44646**

**611 WELLMAN AVE., MASSILLON, OHIO 44646**

Directions: From downtown Massillon go east on Lincoln Way to 6th St., then right on 6th St., and left on Wellman Ave.

Watch for KIKO signs.



Family owned for many years. These 2 homes need work. Bring your flashlight and take advantage! Each home has terrific woodwork. Private backyards adjoining Sippo Creek Woods.

**605 WELLMAN AVE:** Lot size is 50' X 219'. Taxes are \$726.00 per year. 3 bedrooms and 1 bath.

**611 WELLMAN AVE:** Lot size is 50' X 185'. Taxes are \$951 per year. 4 bedrooms and 1 bath.



Homes will be open for inspection at 12:00 PM auction day. See you there!

**TERMS ON REAL ESTATE:** 20% 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 sold as separate parcels and not to be offered as an entirety.



**AUCTION BY ORDER OF:** Attorney Eugene Cazantzes, Guardian for Virginia Moore, Stark Co. Probate Case #228544



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