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AUCTION

LEADING THE INDUSTRY SINCE 1945

TUESDAY - SEPTEMBER 1, 2020 - 5:30 PM

**Fixer-Upper Ranch Home
3.3 ACRES - 24 X 24 GARAGE**

Portage Co. - Edinburg Twp. - Southeast LSD - Online Bidding Available

Absolute auction, all sells to the highest bidder. Location:

3107 ALLIANCE RD., ROOTSTOWN, OH 44272

Directions: From OH-14 take Alliance Rd. north approx. 1 mile. Property will be on the left. Watch for KIKO signs.



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

800-533-5456 | kikoauctions.com



Spacious manufactured vinyl-sided ranch home. Built in 1997 w/ 1,742 SF. Home features a large kitchen, dining room, living room, family room, laundry, 2 nice-sized bedrooms, full bath, and master bedroom w/ full bath. Full basement w/ breaker electric & FA propane heat. Well & septic. Detached 24 x 24 2-car garage. Parcel #11-173-00-00-026-001. Taxes are \$1,065.24 per half year. Home sits on 3.33 acres w/ nice country setting. Home is in need of some TLC and has some foundation cracks in the basement.

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 sold as an entirety and not to be offered in separate parcels.

AUCTION BY ORDER OF:
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