



AUCTION

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LEADING THE INDUSTRY SINCE 1945

WEDNESDAY – SEPTEMBER 23, 2020 – 5:30 PM

**Old Farmstead On 6.7398 Acres – Zoned R2
11 LOTS TOTAL – SOLD AS 1**

Development Potential - Utilities Available
Portage County – Aurora City – Aurora Schools
On-Site Or Online Bidding Available

Owners no longer have need. Absolute auction, all sells to the highest bidder. Location:

567 PIONEER TRAIL, AURORA, OH 44202

Directions: Take Pioneer Trail east of RT 43 to address. Watch for KIKO signs.



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

800-533-5456 | kikoauctions.com





2722 Fulton Dr. NW, Canton, OH 44718
kikoauctions.com

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OLD FARMSTEAD ON 6.7398 ACRES – ZONED R2

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REAL ESTATE: 11 lots total. Parcel #03-033-10-00-088-000, #03-033-10-00-080-000, #03-033-10-00-084-001, #03-033-10-00-091-000, #03-033-10-00-083-000, #03-033-10-00-090-000, #03-033-10-00-089-000, #03-033-10-00-094-000, #03-033-10-00-095-000, #03-033-10-00-082-000, #03-033-10-00-093-000. All parcels are being sold together and will not be offered separate. Water & sewer is available at the east and west property lines. Natural gas is also at the road. Rough 4-bedroom farmhouse (currently occupied) with old bank barn. House is currently on well & septic. North parcels border a branch of the Chagrin River. South 4 parcels border the newly developed "Beljon Farms" development. Total real estate taxes are \$1,400.55 per half year. Great opportunity to build or develop. Walk land with permission only. Call Jeff Kiko, 330-206-1079 for details.

TERMS ON REAL ESTATE: 15% 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: Beljon One, LLC



Auctioneer/Realtor®

JEFF R. KIKO

330-206-1079

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800-533-5456 | kikoauctions.com

