



AUCTION

LEADING THE INDUSTRY SINCE 1945

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SATURDAY – SEPTEMBER 16, 2023 – 10:00 AM
REAL ESTATE SELLS AT 10:30 AM

Evankovich Auction

**WELL MAINTAINED ONE OWNER TWO-STORY HOME
FOUR-CAR ATTACHED GARAGE – 5.02 ACRES – HALF WOODED
BEAVER TWP. – MAHONING CO. – COLUMBIANA SCHOOLS**

Also Selling: JD Riding Mower – Ford Ranger – Furniture – Household

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

438 W. GARFIELD RD., COLUMBIANA, OH 44408

Directions: Take St. Rt. 164 south of Rt. 165 or north of Columbiana to W. Garfield Rd. and east to address. Watch for KIKO signs.



REAL ESTATE: Quality one owner two-story home built in 1967 with 2,086 sq. ft. of living area, front foyer entrance, main level features applianced eat-in kitchen, formal dining room, living room with picture window, family room with gas log fireplace with patio doors to rear Florida room, main-level bedroom or office and half bath. Three second-level bedrooms with hardwood floors under carpet. Full bath with linen closet, double vanity, attic storage. Partial basement with FA gas furnace, central air, laundry area with washer and dryer, pool table, breaker electric, four-car attached garage, covered front porch, concrete drive and turnaround. 16 X 16 metal pole building. 5+ acres well maintained. Drilled water and private septic system. Mineral rights transfer.

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.

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JD MOWER - FORD RANGER TRUCK - TOOLS - AIR COMPRESSOR: Nice 2009 Ford Ranger XLT 2 door super cab 2WD auto, power windows and locks, AC, 8771 actual miles, 2.3L 4 cyl - John Deere X585 4X4 lawn mower hydro, PS, 62" deck, 725 hrs - selling separate JD 54" power angle blade - 4' X 8' homemade trailer - Craftsman edger - Huskee push mower - 12-volt 15 gal. pull-type sprayer - Coleman 5000 watt generator - Stihl MS 290 chainsaw, BG 55 gas blower & HS 45 gas hedge trimmer - Speedaire 5 HP 2-stage Horizontal air compressor - battery charger - wood ext. ladder - Werner 6' stepladder - vise - sockets - Clinton 722 ABR gas motor - Briggs NER6 motors and other restored small gas engines - garden Jr. planter - hand dolly - gas grill - lawn tools - wheelbarrow - Silver King, Ross & Roadmaster bicycles - shop vac - buffer - hardware - drill bits



FURNITURE - PIANO - HOUSEHOLD: Wurlitzer spinet piano - dining room table with 6 chairs - sideboard - china cabinet - double and twin beds - sofa - Queen Anne chairs - lift-top oak bench - refrigerator - chest freezer - patio table and chairs - picnic table - coolers - towels - bedding - dishes - glassware - books - small TV - sweeper - end tables - lamps - fans - sewing machine - wood swing - console record player - child's school desk - 45 & 78 records - flatware - Pyrex - baking dishes - Noritake Courtney pattern dishes



TERMS ON CHATTELS: Driver's license or State ID required to register for bidder number. Cash, Check, Debit Card, Visa, or Master Card accepted. 4% buyer's premium on all sales; 4% waived for cash or check when paid sale day. Information is believed to be accurate but not guaranteed. Multi Par auction process may be used.



Auction By Order Of:

William E. & Charlotte G. Evankovich



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