



AUCTION

Realtors • Auctioneers • Advisors

LEADING THE INDUSTRY SINCE 1945

Friday - July 21, 2023 - 12:30 PM

Fixer Upper Brick 3-Bedroom Home W/ 2-Car Detached Garage

Stark Co. - Canton Twp. - Canton Local Schools

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

308 37th St. SW, Canton, OH 44706



PROPERTY FEATURES: Brick 3-bedroom home built in 1950 with 2-car detached garage. Main floor has kitchen, dining room, living room w/ wood burning fireplace, 3 bedrooms, and full bath. Full basement with forced air furnace, air conditioning, and break electric. 2-car detached garage. Public sewer, private well with public water at street. Home is ready for updates. Stark Co. parcel #01305478. Home open for inspection 2 hours prior to auction.

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.

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

800-533-5456 | kikoauctions.com



Starts: Monday - July 17, 2023 – 12:00 PM
Ends: Monday - July 24, 2023 – 12:00 PM

Also Selling Online Only:
Lawn Tools – Furniture – Household

Preview/Inspection: Friday – July 21, 2023 – 10:30 AM
Pickup: Wednesday - July 26, 2023 - 9:00-11:30 AM

ALSO SELLING: John Deere LA130 Riding Mower – Simplicity Snow Thrower – Swisher 6.75 Trimming Mower – Tillers – Yard Tools – Yard Cart – Blower – Weed Whips – Misc. Hand Tools – Mercury 9.8 Boat Motor – Roaster – Lionel Trains And A Few Accessories – Early Apple Computer – TV – Hardwood Furniture And More.

ONLINE TERMS: Visa, MasterCard & Wire Transfer accepted. Wire Transfer required on purchases totaling \$1,500 or greater. 15% buyer's premium on all sales. Information is believed to be accurate but not guaranteed. Multi Par auction process may be used.

AUCTION BY ORDER OF: Kevin Doerschuk and Jeanne Manly, Successor Trustees for the Manly Revocable Trust.



Auctioneer/Realtor®
BROOKS E. AMES
330-703-2732
brooks@kikocompany.com

800-533-5456 | kikoauctions.com

