

ABSOLUTE AUCTION

THURSDAY, SEPTEMBER 26, 2024, 12:00 PM



COMMERCIAL
REAL ESTATE



TWO ADJOINING
INDUSTRIAL
WAREHOUSE
BUILDINGS
ZONED I1 LIGHT
INDUSTRIAL

1000 TUSCARAWAS ST. E,
CANTON, OH 44707

LIVE AUCTION WITH ONLINE BIDDING

AUCTION #1

- 1000 Tuscarawas St. E, Canton, OH 44707
- 22,992 Sq. Ft. Industrial Warehouse Building
- .75-Acre Lot
- Two Docks, Four Overhead Doors, 6" Concrete Floors

AUCTION #2

- Tuscarawas St. E, Canton, OH 44707
- 5,684 sq. ft. ClearSpan Industrial Warehouse
- .89-Acre Lot
- Radiant Floor Heat, Two Docks, Two 12'x14' And 10'x10' Overhead Doors



Scan for auction
details, including
directions.

*Absolute Auction.
All sells to the
highest bidders
on location.*

www.kikoauctions.com | 800.533.5456

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



MLS



AUCTION 1: 1000 TUSCARAWAS ST. E, CANTON, OH 44707
 22,992 sq. ft. industrial warehouse building situated on a .75-acre lot. Building offers multiple different ClearSpan bays with storage heights of 15', 16', and 24'. Two docks, four overhead doors, 6" concrete floors, restroom, mezzanine and work rooms. 240-volt electric with 3-phase convertor, gas radiant tube heat. Main office area features reception area, restroom and office. Second level has two offices and restroom. Public utilities. 168' of frontage on Tuscarawas St.

AUCTION 2: TUSCARAWAS ST. E, CANTON, OH 44707
 5,684 sq. ft. ClearSpan industrial warehouse building situated on a .89-acre lot. Building offers radiant floor heat, two docks, two 12'x14' and 10'x10' overhead doors, 6" concrete floors, exhaust fans, steel siding, 14' to 17' storage height, restrooms, 250-amp breaker box, and 240-volt electric with transformer to jump to 480-volt. Building was built in 2015. Public utilities. 277' of road frontage on Tuscarawas St. See www.kikoauctions.com for full details.

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 Separate Parcels and not to be offered as an Entirety.



AUCTION #1



AUCTION #2



JACK W. KIKO
 AUCTIONEER/REALTOR®
 330.206.0174
jackkiko@kikocompany.com



RICHARD T. KIKO JR.
 AUCTIONEER/REALTOR®
 330.455.9357 ext. 105
dkiko@kikocompany.com



REALTORS
 AUCTIONEERS
 ADVISORS

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

