



# AUCTION

LEADING THE INDUSTRY SINCE 1945

Realtors • Auctioneers • Advisors

**THURSDAY - MARCH 18, 2021 - 5:00 PM**

**2+ Acres - Mobile Home - 28x28 Shop Building  
Tools - Household**

**BERLIN TWP. - WESTERN RESERVE LSD**

Online And On-site Bidding Available On Real Estate

ABSOLUTE AUCTION, all sells to the highest bidder(s). LOCATION:

**14646 Ellsworth Rd., Berlin Center, OH 44401**



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

**800-533-5456 | kikoauctions.com**

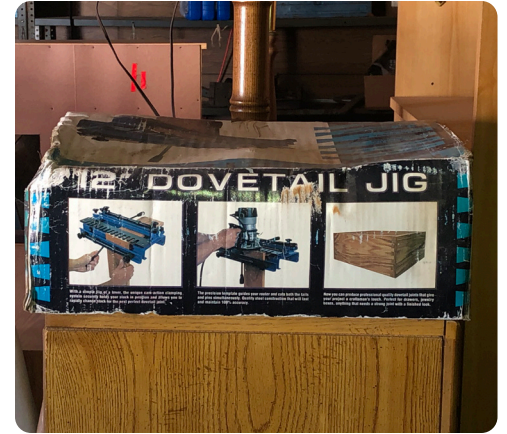






**REAL ESTATE:** 1971 four-bedroom mobile home, 28x28 shop building, well, septic, blacktop driveway, settled & improved 2.06-acre lot! Propane forced air furnace. Great setting with large backyard and fruit trees. Convenient location with quick access to Rt 534 and 224. Mobile home to transfer with title.

**TOOLS/HOUSEHOLD:** Cement Mixer – Sawzall - Wood Working Tools – Furniture - Lawn Tools - Tackle Box - Air Compressor - Radial Arm Saw - Hand Tools – Ladders - General Household. Anything may turn up, check it out!



**AUCTIONEERS NOTE:** Online and on-site bidding will be available on real estate. Call KIKO with any questions. Visit [www.kikoauctions.com](http://www.kikoauctions.com) for more information and additional photos. Don't miss out on a great opportunity!

**TERMS ON REAL ESTATE:** 20% 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.

**TERMS ON CHATTELS:** Driver's license or State ID required to register for bidder number. Cash, Check, Debit Card, Visa, or MasterCard 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.



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