



# AUCTION

LEADING THE INDUSTRY SINCE 1945

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**TUESDAY – JULY 19, 2022 – 1:00 PM**

## Good Home – 4 Bedrooms

### UPDATED VINYL SIDING & STEEL ROOF

Same Owner Since 1975 – Alliance, OH - On-Site & Online Bidding Available

Owner has moved to assisted living. Absolute auction, all sells to the highest bidder. Location:

**1370 FREEDOM AVE. S, ALLIANCE, OH 44601**

Directions: Take Freedom Ave. north of State St. to auction. Watch for KIKO signs.



Real estate features a good 2-story home situated on a 50'x150' lot. Updated vinyl siding and steel roof. Main floor has a kitchen, dining room, living room, 2 bedrooms, and a full bath. Lots of beautiful hardwood floors and trim. Second story has 2 bedrooms, plus a third story finished attic. Basement with gas furnace and wood burner. Covered front porch. Second story needs some drywall work. Family owned since 1975. Open for viewing 1 hr. prior to bidding.

**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.

**AUCTION BY ORDER OF:** Helen Venables, Successor Trustee of the Margaret F. Walker Revocable Trust



Auctioneer/Realtor®  
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