



AUCTION

LEADING THE INDUSTRY SINCE 1945

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WEDNESDAY – NOVEMBER 1, 2023 – 12:00 PM

**ATTENTION CONTRACTORS & INVESTORS!
THREE-BEDROOM RANCH HOME ON ONE ACRE
STARK CO. – PARIS TWP. – NO ZONING – MINERVA LSD**

To settle the estate, all sells on location:

455 WHITACRE AVE. SE, MINERVA, OH 44657



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

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REAL ESTATE: Three-bedroom ranch home offers two-car attached garage, kitchen with dining area with access to covered back porch, living room, master bedroom with master bath, two additional bedrooms and second full bath on the main level. Full divided basement with oil FA furnace and central air. Updated breaker electric. All situated on one acre lot out in the country! Bring your contractor as the home is ready for remodeling. Convenient location with country setting. Approx. 1,410 sq. ft. Built in 1969. Half year taxes are \$1,060.05. Property shown by appointment or open auction day at 10:30 AM.

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:

Michele O'Connor, administrator for Renee M. Sydor Estate. Stark Co. case #247029



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