



AUCTION

LEADING THE INDUSTRY SINCE 1945

Realtors • Auctioneers • Advisors

SATURDAY – MAY 1, 2021 – 10:30 AM

**120 Acres Land Offered In Parcels
Woods & Open Land**

Homesites And Recreation/Hunting

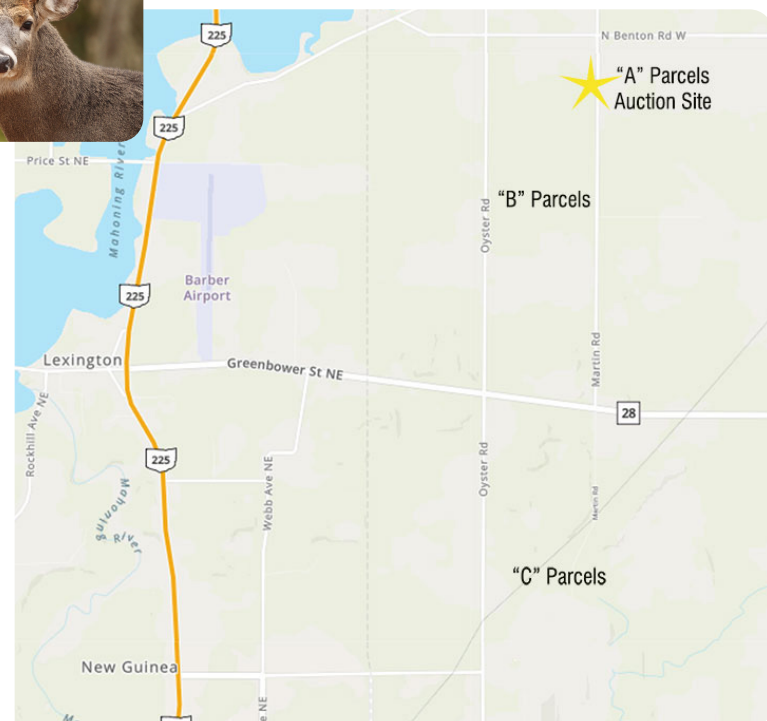
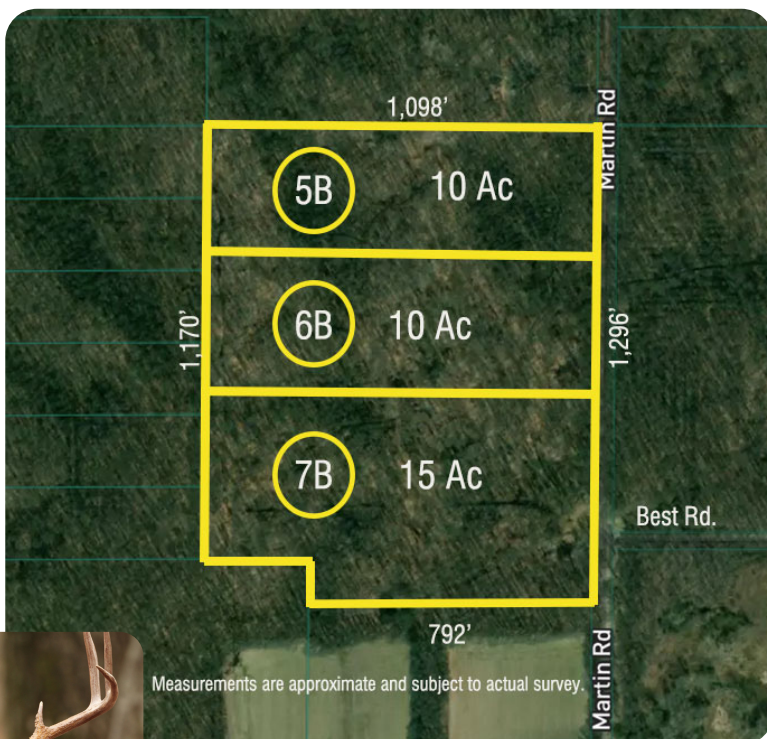
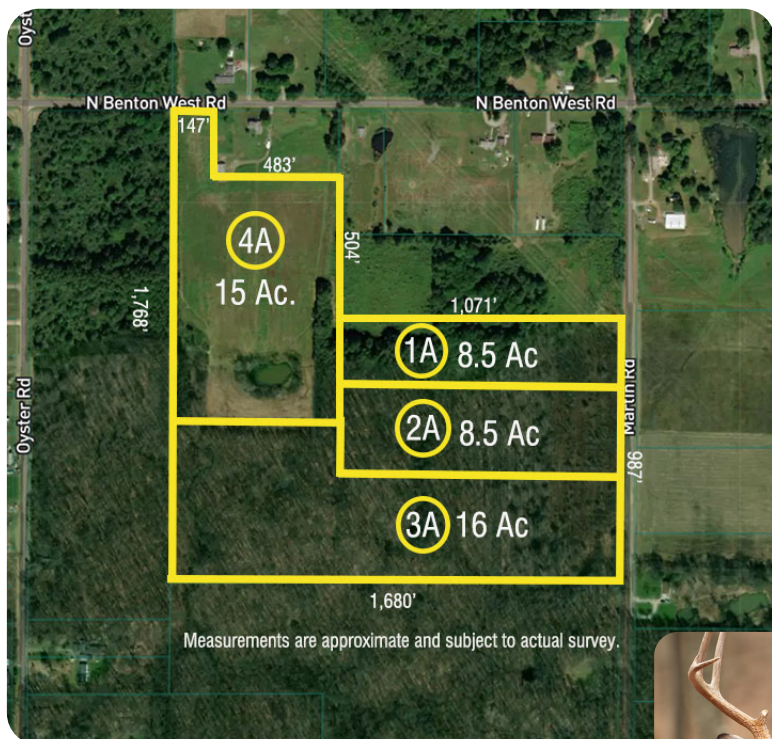
SMITH TWP. – MAHONING COUNTY – WEST BRANCH SCHOOLS

On-Site And Online Bidding Available

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

PARCEL “A” – MARTIN RD., ALLIANCE, OH 44601

Directions: Take SR 225 north of Alliance to Greenbower St., go east to Martin Rd. and north to auction. Watch for KIKO signs.



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

800-533-5456 | kikoauctions.com





“A” PARCELS, 48.78 ACRES, MARTIN & N. BENTON RD.:

Features approx. 48.78 acres total. Wooded along Martin Rd. w/ mature trees toward rear. Frontage along N. Benton Rd. offered in parcels and as unit as follows:

Parcel 1A & 2A: Approx. 8.5 acres each, fronts on Martin Rd., brush at front & wooded at rear.

Parcel 3A: Approx. 16 acres, fronts on Martin Rd., hideaway tract, brush at front & woods at rear.

Parcel 4A: Approx. 15 acres, fronts on N. Benton West Rd. Mostly open hayfield currently. Small pond to rear.

“B” PARCELS, 35.26 ACRES MARTIN RD. (JUST SOUTH OF “A” PARCELS):

Features approx. 35.26 acres total, all wooded, offered in parcels and as a unit as follows:

Parcels 5B & 6B: Approx. 10 acres each, all wooded, lays nice

Parcel 7B: Approx. 15 acres, all wooded, lays nice

“C” PARCELS, 35 ACRES, OYSTER RD. (SOUTH OF “A” & “B” PARCELS ON OYSTER RD.):

Features 35 acres total, open & wooded. These parcels will be sold separately and not offered as a unit. Lays real nice, ideal hideaway tracts.

Parcel 8C: Approx. 10 acres open at front, wooded to rear

Parcel 9C: Approx. 20.95 acres, adjoins 8C, open at front, wooded to rear

Parcel 10C: Approx. 4 acres, mostly open land, located across road from 9C. Borders abandoned railroad to rear.

NOTE: Walk these parcels at your convenience! Maps on our website and at mailbox on site. Gas & oil mineral rights are reserved & do not transfer. Buy one or several!

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.



Auctioneer/Realtor®

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