



# AUCTION

LEADING THE INDUSTRY SINCE 1945

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**TUESDAY – MAY 18, 2021 – 1:00 PM**

**Attention Investors! - (2) Single Family Homes With Garages  
Buy One Or Buy Both**

**SW CANTON AND PLAIN LSD, NE CANTON**

On-Site And Online Bidding Available

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

**3116 30TH ST. NE, CANTON, OH 44705**

Directions: Take US Rt. 62 east of I-77 to Harmont Ave., south to 30th St. and west to auction.



**30th St. NE**



**MARYLAND AVE. SW**

**BOTH HOMES OPEN FOR VIEWING 1 HOUR PRIOR TO BIDDING  
BOTH HOMES WILL BE AUCTIONED AT THE 30TH ST. PROPERTY**

**3116 30th St. NE:** Features a ranch home on a 93' x 94' corner lot having 3 bedrooms and 1 full bath. Detached 16' x 22' garage. Plain Local Schools. Currently leased month to month for \$650/month, same tenant since 2/16/2019

**616 Maryland Ave. SW:** (Take Tuscarawas St. west of Aultman Hospital to Maryland Ave. and south to home.) Features a two-story home on a 50' x 86' corner lot having 3 bedrooms and 1 full bath. Detached 20' x 20' garage. Currently leased until 10/29/2021 for \$650/month

**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.



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