



# AUCTION

LEADING THE INDUSTRY SINCE 1945

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**WEDNESDAY – SEPTEMBER 8, 2021 – 1:00 PM**

## 3-Bedroom 2-Story Home 2-CAR GARAGE – 1.5 BATHS

Update To Your Liking – 1,590 SF - Stark Co. – Canton, OH - Online Bidding Available

Absolute auction, all sells to the highest bidder. Location:

**1237 PERKINS AVE. NW, CANTON, OH 44703**

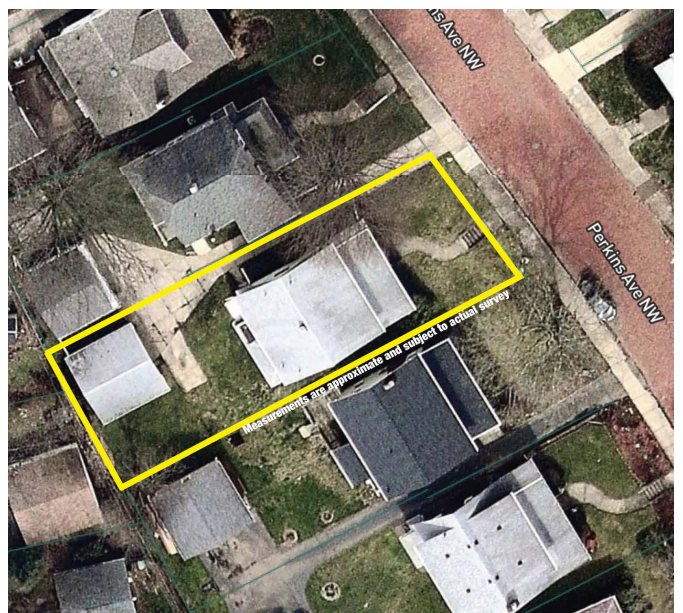
Directions: From I-77 take the 13th St. exit at Mercy Hospital, go east on 13th St. which becomes 12th St. to Perkins Ave. then north to address. Watch for KIKO signs.



Real estate features a brick & vinyl 2-story home. Enclosed front porch. Full basement with laundry area, gas FA furnace, and central air. 3 bedrooms and full bath upstairs. Bath has a nice walk-in bathtub. Main level has a kitchen, dining room, living room, and half bath. Detached 2-car garage. Built in 1922 with 1,590 SF. Taxes are \$396.71 per half year Homestead. Good solid home, update to your liking.

**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.

**AUCTION BY ORDER OF:** Karen Weisent, Trustee



Auctioneer/Realtor®

**GEORGE P. KIKO**

330-418-1095

george@kikocompany.com

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

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

