



# AUCTION

LEADING THE INDUSTRY SINCE 1945

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**WEDNESDAY - NOVEMBER 2, 2022 – 5:00 PM**

## 4-Bedroom Home On 1/2 Acre

READY FOR UPDATING - FAIRLAWN CITY - COPLEY/FAIRLAWN CSD

Online Bidding Available

Court-ordered auction, all sells on location:

### 368 TRUNKO RD., AKRON, OH 44333

Directions: From South Miller Rd. take Bancroft Rd. west, then left onto Trunko Rd. to the property. Watch for KIKO signs.



Opportunity knocking in Fairlawn, OH! Custom-built split-level home built in 1974 w/ 2,360 SF. Main level features an eat-in kitchen w/ granite countertops, living room & formal dining room. Upstairs has a master bedroom w/ full bath & walk-in closet, 3 additional nice-sized bedrooms, and full bath. Lower level has a family room/den w/ brick fireplace and built-in shelving, laundry, half bath, and office. Partially finished basement w/ rec room w/ vintage custom bar, full bath, laundry, and loads of storage space. Updated gas FA furnace (2020) & central AC. 2-car attached garage. Public water & sewer. Convenient location close to restaurants, shopping, & Fort Island Griffiths Park. Parcel #0902079. Nice, wooded lot is approx. .646 acres and 113 x 252. Taxes are \$1,725.10 per half year. Solid home ready for your updating and personal touch.

**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:** The Soranno Family & Bankruptcy Case #20-50278



Auctioneer/Realtor®  
**BOB YOUNG**  
330-329-3885  
byoung@kikocompany.com



Auctioneer/Realtor®  
**ASHLEY RITCHEY**  
330-495-3474  
ashley@kikocompany.com

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

