



AUCTION

LEADING THE INDUSTRY SINCE 1945

Realtors • Auctioneers • Advisors

MONDAY – JANUARY 9, 2022 – 4:00 PM
REAL ESTATE SELLS AT 4:45 PM

POA AUCTION

WELL MAINTAINED THREE-BEDROOM, ONE-BATH RANCH
– DEAD-END STREET – OWNED 60 YEARS – VIENNA TWP. –
TRUMBULL CO. – ONLINE BIDDING AVAILABLE

Also Selling: 2014 Chevy Cruze LT – 1999 Chevy S-10 – Mower – Furniture - Household

Owner moving into assisted living. Absolute auction, all sells to the highest bidders on location:

345 BONNIE BRAE RD., VIENNA, OH 44473

Directions: SR 193 (Youngstown Kingsville Rd.) north of SR 82, east on Warren Sharon Rd. and south on Bonnie Brae Rd. to property.

Watch for KIKO signs.



Ranch home built 1963 with 1,084 sq ft - Large .7-acre 100 x 309 lot - covered front porch, attached one-car garage, blacktop drive and updated shingle roof, vinyl replacement windows - updated kitchen with solid-surface countertops and appliances - open dining area with sliding doors to back deck - front living room with tray ceiling, wood burning fireplace and hardwood floors - three bedrooms all with hardwood floors and double closets - linen closets and full bathroom - full basement, modern high-efficiency gas furnace, central air, updated hot water heater, septic and public water. Shown by appointment or starting at 2:00 PM sale day.



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.



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

800-533-5456 | kikoauctions.com



Autos: 2014 Chevy Cruze LT with 121,671 miles, VIN# 1G1PC5SB4E7358498 - 1999 Chevy S-10 with 114,927 miles, VIN# 1GCCS1441XK219736

Mower - Appliances - Furniture: Toro Wheel Horse XL 380 riding mower - Toro push mower - Stihl FS45 weed whip - Werner 16' alum ext. ladder – elec. blower - lawn spreader - lawn tools - wheelbarrow - garden cart - iron patio chairs - round picnic table and benches - pair wood Adirondack chairs - Weber LP grill – misc. hand tools and hardware - gently used Speed Queen top load washer & gas dryer - small upright chest freezer - storage cabinet - Samsung flatscreen TV - entertainment stand - maple poster bed - maple dresser - pair bookshelves – knee-hole desk - pine corner cabinet – pressed-back rocker - end stands - ping pong table - sofa - antique school desk - board games - plastic doll house - toy oven - holiday decor - jars - canister set – hump-back trunk - crate - squeezeo - 6' plastic folding table

TERMS ON CHATTELS: Driver's license or State ID required to register for bidder number. Cash, Check, Debit Card, Visa, or Master Card accepted. 4% buyer's premium on all sales; 4% waived for cash or check when paid sale day. Information is believed to be accurate but not guaranteed. Multi Par auction process may be used.

Auction By Order Of: Jane Ann Davidson, POA for Joyce Ann Kistler



Auctioneer/Realtor®
RYAN KIKO
330-831-8565
ryankiko@kikocompany.com



Realtor®
MELANIE ROYER
330-831-1446
melanie@kikocompany.com

