



Note

Caps Sports Bar and Grille is still in business and will be until closing. Private showings available upon request. Food and products will transfer at cost at time of transfer. Owner will assist new buyer in transferring of liquor license. Contact Brooks with any questions on how the property is being sold or how to buy auction 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.



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REALTORS
AUCTIONEERS
ADVISORS

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ABSOLUTE AUCTION

THURSDAY - FEBRUARY 29, 2024 - 12:30 PM



COMMERCIAL
REAL ESTATE



ATTENTION INVESTORS 4-Unit Retail Plaza

1250-1260 TALLMADGE AVE
AKRON, OH 44310

www.kikoauctions.com | 800.533.5456

LIVE AUCTION WITH ONLINE BIDDING

AUCTION HIGHLIGHTS

- U3 Zoning
- New Asphalt 2018
- TPO Roof 2019 (15 Yr. Warranty)
- Parking For 55+
- Long Term Anchor Tenant
- 25,000+ Traffic Count
- Family Owned & Operated 20+ Years
- Multiple Sources Of Income



Scan for auction
details, including
directions.

Absolute Auction.
All sells to the
highest bidders
on location.





Property Features

Exciting investment opportunity. Longtime family owned (20 yrs) commercial Retail Strip Plaza. Four units with a total of 7,400 SF built in 1969 on .84 acres Zoned U-3 Commercial. (4) Units consisting of long-term tenant Gionino's Pizza (1,500 SF). A cellphone/electronics store (900 SF). Owner-occupied end unit Caps Sports Bar and Grille (2,000 SF) and a 3,000 SF Event Center that leases out multiple times a month. All equipment associated with Caps and Event center will transfer to new owner including D5 & D6 liquor license, Type C Lottery License, and all inventory. Seller will provide 30 days after close to help with transition. Located at Corner of Tallmadge and Blackstone with a high traffic count. Property has been well maintained over the years of ownership. Financials available upon request. Rare opportunity to have a D5 liquor license in the city of Akron. Caps Sports Bar and Grille was recognized in 2023 at the Ohio Lottery's top retailer of the year and joining the \$1 million dollar Keno sales club. Opportunity is knocking! Summit Co. Parcel numbers 6713146 and 6713143.

Whether buying for an investment or to have your own bar and grille, call Brooks with any questions.

