

ABSOLUTE AUCTION

WEDNESDAY, AUGUST 7, 2024, 12:30 PM
OPEN HOUSE: AUCTION DAY AT 11:00 AM



REAL ESTATE



BRICK HOME
WITH GARAGE
ON 10 ACRES
WOODED LAND

26364 ROYALTON RD.,
COLUMBIA STATION, OH

LIVE AUCTION WITH ONLINE BIDDING

AUCTION HIGHLIGHTS

- 3-Bed Brick Ranch Built In 1942
- Large Rear Enclosed Patio
- Longtime Owners
- Small Early Chicken Barn
- Columbia Twp., Lorain Co., OH, Columbia Local

ALSO SELLING:

- 2001 Toyota Camry LE
- 2017 Chevy Sonic



Scan for auction
details, including
directions.

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

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Information is believed to be
accurate but not guaranteed.
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REAL ESTATE

Real estate features a brick ranch home built in 1942. Lorain County parcel #1200065000016. Home has 3 bedrooms, living room, kitchen & dining area. Rec room, utility room, and large 3-car garage. Home has gas heat with modern boiler, one full bath, and blacktop driveway. Large rear enclosed patio. Small early chicken barn in back, ideal for 4-H projects or storage. Columbia Local Schools. Current taxes are \$4,359.48 per year. Home open auction day at 11:00 AM for viewing.

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.

ALSO SELLING ONLINE ONLY:

STARTS: THURSDAY, AUGUST 1, 2024, 9:00 AM

ENDS: WEDNESDAY, AUGUST 7, 2024, 6:00 PM

PREVIEW: WED., AUGUST 7, 2024, 11:00 AM-1:00 PM

PICKUP: SAT., AUGUST 10, 2024, 10:00 AM-1:00 PM

AUTOS

2001 Toyota Camry LE with 31,091 miles; 2017 Chevy Sonic with 2,444 miles.

MOWER/FURNISHINGS

Cub Cadet LT 1040 riding mower; binoculars; wood planes; Victorian side table; artwork; marble top table; glassware; dishes; side tables; bedroom furniture; jewelry box; rocking chair; recliner; file cabinets; marble top vic. dresser w/ mirror; stereo; dining table; server; kitchen items; luggage; upright freezer.

ONLINE TERMS

Visa, MasterCard & Wire Transfer accepted. Wire Transfer required on purchases totaling \$2,000 or greater. 10% buyer's premium on all sales. Information is believed to be accurate but not guaranteed. Multi Par auction process may be used.

AUCTION BY ORDER OF

Robert Forsythe POA for Diane Baughman



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REALTORS
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