

LIVE W/ ONLINE BIDDING AUCTION

MONDAY, JULY 14, 2025, 12:30 PM
REAL ESTATE SELLS FIRST



INVESTMENT
PROPERTY



REAL ESTATE:

Summit Co. parcel #0212686 features a fixer-upper bungalow home built in 1950 w/ approx. 1,504 sq. ft. Two bedrooms on main level with 2 upstairs. Main level also has updated full bath, living room, galley kitchen, rear family room and laundry/utility room. Home has updated gas furnace with central air. Detached garage, level lot. City utilities. Current half year taxes are \$1,481. Cuyahoga Falls City Schools. Doors open at 11:30 am auction day 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.

AUTO: (selling immediately after real estate)
2019 Kia Forte, 50,000 miles, VIN #3KPF24AD9KE130754.

TERMS ON CHATTELS:

Driver's license or State ID required to register for bidder number. Cash, Check, Debit Card, Visa, or MasterCard 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:

Ann Marie Bixby, Administratrix of the Gregory S. Gallagher Estate,
Summit County Probate case #2024ES01232

BUNGALOW HOME
W/ DETACHED
GARAGE
2019 KIA FORTE

2289 BAILEY RD.,
CUYAHOGA FALLS, OH 44221



GEORGE P. KIKO
AUCTIONEER/REALTOR®
330.418.1095
george@kikocompany.com

www.kikoauctions.com | 800.533.5456

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KIKO Auctioneers



Scan for auction
details, including
directions.

All sells to settle
the estate on
location.