



AUCTION

LEADING THE INDUSTRY SINCE 1945

Realtors • Auctioneers • Advisors

TUESDAY – MAY 30, 2023 – 6:00 PM

Location! Location! Location!

Nice Three-Bedroom Home W/ Double Garage On Half-Acre Lot

LAKE TWP. - LAKE LOCAL SCHOOLS – STARK COUNTY

Live Auction With Online Bidding Available

Absolute auction, all sells to the highest bidders on location:

9841 Smithdale Ave. NE, Hartville, OH 44632

Directions: From Hartville take Rt. 43 south to Lake O Pines St. then west to Smithdale Ave. and north to property. From North Canton take Rt. 43 (Market Ave.) north of State St., east on Lake O Pines St. then north onto Smithdale Ave. and to property. Watch for KIKO signs!



REAL ESTATE: Nice three-bedroom ranch home located in a beautiful allotment with lots of mature trees and character. This charming ranch features kitchen with stove, counter bar with stools, dining area and carpeted living room. Three bedrooms with hardwood floors, closets, and full bath. Full basement with finished recreation room and bar area with refrigerator, utility area with laundry sink, washer and electric dryer, laundry chute, York gas f/a furnace w/ humidifier, central air, water softener, Briggs and Stratton back-up generator, small work bench area and tons of shelving and storage. Blacktop driveway, double garage with opener and access to private backyard with stately trees and room for a patio or deck. Private water well and septic system. Lot size is .57-acre. Half year taxes are \$1,141.95. Home has been loved for over 51 years by our seller and is ready for a new owner! Conveniently located between Hartville and North Canton in Lake Twp. and Lake Local Schools. Immediate possession at closing! Contact Tina or Gene for more information or help with financing. **Home will be open two hours before sale time.**

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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STARTS: MONDAY - MAY 29, 2023 - 1:00 PM
ENDS: MONDAY - JUNE 5, 2023 - 1:00 PM

Online Only

**'97 Ford Taurus GL – Costume Jewelry
Collectibles – Household**

Absolute auction, all sells to the highest bidders online only. Preview/Pickup location:

9841 Smithdale Ave. NE, Hartville, OH 44632

PREVIEW: TUESDAY - MAY 30, 2023 - 4:00-6:00 PM

PICKUP: WEDNESDAY - JUNE 7, 2023 - 3:00-6:00 PM

AUTO: 1997 Ford Taurus GL, one-owner, 97,137 miles, four-door sedan, gray, clean

COLLECTIBLES: Costume Jewelry – Collectors Pocket Knives – Wheat Pennies – Royal Doulton Figurines & Others – Collectors Plates – Glassware – Collector Bottles And Steins – Early Christmas Items – Military Ammo Boxes – Early Radio Items – Longaberger Baskets - Misc.

HOUSEHOLD: Refrigerator – Kitchen Table And Chairs – Living Room Furniture – Hutch – Display Glass End Stand – End Tables – Pictures – Hope Chest – Bedroom Furniture – Chest Of Drawers – Bedding – Lamps – Stuffed Toys – Rugs – CDs – Kitchen Small Appliances & Dishes – Books – Organizers – Storage Items – Yard Tools – Misc.

ONLINE TERMS: Visa, MasterCard & Wire Transfer accepted. Wire Transfer required on purchases totaling \$1,000 or greater. 15% 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: Joyce Tolerton, POA for Shirley Espenchied



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