



# AUCTION

LEADING THE INDUSTRY SINCE 1945

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**WEDNESDAY – MAY 24, 2023 – 12:30 PM**

## Brick Ranch On .85 Acre

**NEEDS HANDYMAN UPDATING THROUGHOUT**

Nimishillen Twp. – Stark Co., OH – Louisville Schools

Live Auction W/ Online Bidding Available

Estate Auction

All sells to settle the estate on location:

**5744 Grenshaw Ave. NE, Louisville, OH 44641**



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

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Real estate features a nice level .85-acre lot with county sewer utilities. All brick ranch home built in 1965 with approximately 1,296 SF. Three bedrooms, 1.5 baths on main level. Main level is almost entirely hardwood floors. Large living room with fireplace. Two-car attached garage, full basement with gas FA furnace, and gas water heater. Half year taxes are \$915.75. Home needs handyman updating throughout, come prepared to buy! Bring your contractor.

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.

Auction By Order Of: Lindsey Mullins, Administrator of the Kenneth Bingham Estate, Stark Co. Probate case #245824



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