

# AUCTION

MONDAY – MARCH 18, 2024 – 12:00 PM



REAL ESTATE



## LIVE AUCTION WITH ONLINE BIDDING

Home will be open for inspection morning of auction beginning at 10:00 AM.

Opportunity presents, early home with character built in 1880, investment potential. Features 1,823 square feet of living space, having a total of 4 bedrooms and 1.5 baths. Main level with kitchen, dining room, living room with fireplace, foyer, one bedroom, and half bath. Upstairs with 3 additional bedrooms and one full bath. Open, unfinished third level. Original hardwood floors and accents throughout. Full basement, gas baseboard heat, central air, public water, and sewer. Including a detached 2-car garage, all situated on good sized 0.4590-acre lot. Currently zoned for residential use in commercial neighborhood, possible alternative uses should be discussed with zoning dept. Home was recently occupied but is in need of repairs and updates. Current half year taxes are \$704.74. Portage County parcel #31-360-04-00-156-000.

### 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.

## INVESTMENT HOME

4 Bed - 1.5 Bath  
Detached Garage

648 W. MAIN ST.  
RAVENNA, OH 44266

[www.kikoauctions.com](http://www.kikoauctions.com) | 800.533.5456

Information is believed to be accurate but not guaranteed.  
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Scan for auction details, including directions.

All sells to settle the estate on location.

**ALSO SELLING ONLINE ONLY**  
**STARTS: THUR - MAR 14, 2024 - 12:00 PM**  
**ENDS: TUES - MAR 19, 2024 - 12:00 PM**  
**PREVIEW: MON - MAR 18, 2024**  
**10:00-11:30 AM**  
**PICKUP: FRI - MAR 22, 2024**  
**9:00 AM-12:00 PM**

Model Ships And Planes - Diecasts - Model Kits  
 Antique Furniture - Cast Iron - Dolls and Clothing  
 Model Canons - Instruments - Early Decor  
 Victrola - Toolboxes Tools - Woodworking  
 Boat Motors - Bicycles - Good Antiques And  
 Collectibles - Much More  
 House Full - Long Time Collector  
 Anything May Turn Up!  
 No Shipping

**Online Terms**

Visa, MasterCard & Wire Transfer accepted. Wire Transfer required on purchases totaling \$2,500 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**

Christian E. Carson, Administrator of the Evelyn C. Selke Estate, Portage County Probate Court case #2023ES00364.



**GABE COZY**  
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 AUCTIONEERS  
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