

# ABSOLUTE AUCTION

FRIDAY, AUGUST 2, 2024, 12:30 PM  
OPEN HOUSE AUCTION DAY AT 10:30 AM



REAL ESTATE



## 5-BEDROOM 2-BATH HOME IN HIGHLAND SQUARE

Antiques, Advertising  
Furniture

296 MERRIMAN RD.,  
AKRON, OH 44303

## LIVE AUCTION WITH ONLINE BIDDING ON REAL ESTATE

### AUCTION HIGHLIGHTS

- 2,365 SF Charming Century Home
- Detached 2-Car Garage
- In-Ground Pool
- Akron City, Akron CSD, Summit County

### Also Selling Online Only:

- Slot Machines
- Hoosier Cabinet
- Art Glass
- Coca-Cola Memorabilia



Scan for auction  
details, including  
directions.

*Absolute Auction.  
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highest bidders  
on location.*

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Information is believed to be  
accurate but not guaranteed.  
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MLS



## REAL ESTATE

Opportunity presents! Home built in 1900 with original accents and charm in Highland Square. Featuring 5 beds and 2 full baths, home offers 2,365 SF living space. Main level having entryway, kitchen, full bath, dining room, sunroom with fireplace, living room with additional fireplace, and an enclosed front porch, having high ceilings and wood accents throughout. Second level features a full bath, 4 bedrooms, with master having an additional sitting area/office space. Third level is open and finished for additional bedroom or entertainment space. Full unfinished basement, FA gas heat, AC, and breaker electric. Public water and sewer. Good sized quarter acre lot with private area in rear with in-ground swimming pool. Detached 2-car garage and room for parking. Home offers a lot of character and is ready to be updated/spruced up to your liking. Current half year taxes are \$1,891.15. Summit County parcel number 6821777. Call auctioneer with any questions. Home will be open for inspection morning of auction beginning at 10:30 AM.

## 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: WED., JULY 31, 2024, 12:00 PM

ENDS: MON., AUGUST 5, 2024, 12:00 PM

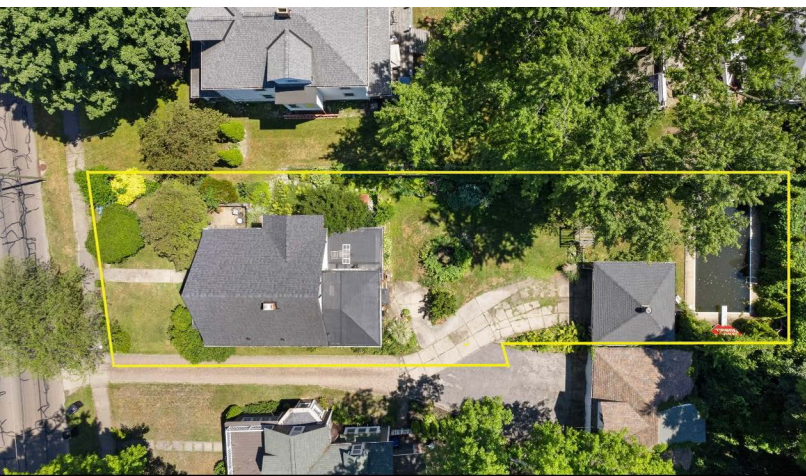
PREVIEW: FRI., AUGUST 2, 2024, 10:30 AM-12:30 PM

PICKUP: THUR., AUGUST 8, 2024, 9:00 AM-12:00 PM

Antiques, Advertising, Furniture, Collectibles, Household, Coca-Cola Memorabilia, Signs, Slot Machines, Hoosier Cabinet, Art Glass, Glassware, Primitives, Early Pieces Throughout, 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.



**GABE COZY**  
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REALTORS  
AUCTIONEERS  
ADVISORS

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