



AUCTION

LEADING THE INDUSTRY SINCE 1945

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Friday – November 17, 2023 – 12:00 PM

Ranch Home On .64 Acre

Three Bedroom – 1.5 Baths – Two-Car Double Deep Garage

CUYAHOGA COUNTY – STRONGSVILLE CITY SCHOOLS

Live Auction With Online Bidding Available

Family owned for 54 years. ABSOLUTE AUCTION, all sells to the highest bidder on location:

10029 Webster Rd., Strongsville, OH 44136

Directions: Take Webster Rd. south of Sprague Rd. or north of Rt. 82 (Royalton Rd.)



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

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Home Features: Well-built ranch home situated on a nice private .64-acre lot. Main level having kitchen, dining area, rear wood deck, living room, half bath, three bedrooms, full bath, and hardwood floors. Full basement has laundry area, breaker electric and 2017 gas FA furnace. Home has an extra-large attached two-car double deep garage (front and rear overhead doors) and large private backyard. Home was built in 1961 having approx. 1,232 SF and real estate half year taxes are \$1,485.95. Parcel #398-09-007. Great property with loads of potential, home is in need of some minor updating to your taste. House is currently on city water and septic. The city of Strongsville is bringing city sewer down Webster Rd. in 2024 at the new owner's expense. This can be paid in full or be assessed over a 20-year period. Call Jeff Kiko with any questions on how to buy.

Home will be open auction day starting at 10:30 AM for viewing.

Note: Contents of the home will be sold via online only auction that ends on November 7th.

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: Bonnie Flinner, POA for William A. Flinner



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