

# ABSOLUTE AUCTION

STARTS: MONDAY, JUNE 10, 2024, 12:30 PM  
ENDS: FRIDAY, JUNE 14, 2024, 12:30 PM



REAL ESTATE



## VO-ASH LAKE COTTAGE

1.2 +/- Acres, 2  
Bedroom, Carroll  
County, OH

6113 VO ASH DR. SW  
CARROLLTON, OH 44615

## ONLINE ONLY AUCTION

Preview: Tuesday, June 11, 2024,  
4:00-6:00 PM

Angler's Paradise! Real estate features a well-maintained, raised ranch style home situated on approx. 1.2 acres of private land. The home features 1,200 SF of living space, 2 bedrooms, 2 full baths, walkout basement, and a 1-car attached garage. 200-amp breaker electric. Fuel oil radiant heat with wood stove backup. Good steel roof. 2 nice storage sheds and a single room primitive cabin included on the property. Ideal getaway cabin but could be utilized for full-time living.

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

Information is believed to be  
accurate but not guaranteed.  
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MLS



Scan for auction  
details, including  
directions.

*Absolute Auction.  
All sells to the  
highest bidders  
on location.*



Measurements are approximate and subject to actual survey.

Vo-Ash Lake is a private lake, stocked annually with walleye, perch, striper, rainbow trout, etc. There is a private clubhouse, beach area, and park for residents to enjoy. The road maintenance and trash services are provided by the lake association and HOA fees are currently \$900 per year. Private septic. Shared water well. Vo Ash Lake Association suggests converting to private water well, selling as-is. Located near three other sporting lakes: Leesville, Tappan, and Atwood. Contact Colton Kiko with any questions, 330.614.2478.

**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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**REALTORS  
 AUCTIONEERS  
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