

# ABSOLUTE AUCTION

WEDNESDAY, MAY 6, 2026, 12:00 PM  
LIVE ONSITE WITH ONLINE BIDDING AVAILABLE



REAL ESTATE



Real Estate offers a solid building with multiple individual offices, conference room/classroom, 3 public bathrooms, kitchen with additional storage, security system, storefront with its own separate entrance and storage area. Additional features include breaker electric, gas forced air heat, central air, street sign, paved parking, public water, septic, and the exterior is stone and vinyl siding with shingled roof. Included in the sale is a 3-bedroom, 1-bath rental property that features kitchen, living room, dining room, full basement, front porch, small garage/storage area, breaker electric with recent updates of gas furnace, central air and septic. Home is rented for \$750 per month.

Former Classroom & Office  
Of John And Betty Niebel  
**COMMERCIAL PROPERTY,  
MULTIPLE OFFICE SPACES,  
CONFERENCE ROOM,  
KITCHEN, STOREFRONT  
AND STORAGE**

Also Includes 3-Bedroom  
Rental Property  
Jackson Twp., N. Canton, OH,  
Stark County

7304 & 7316 WALES AVE. NW,  
N. CANTON, OH 44720

**Auctioneers Note:** Property is just minutes to the Akron Canton airport, expressway and other surrounding business.

**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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KIKO Auctioneers



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