



# AUCTION

**LEADING THE INDUSTRY SINCE 1945**

**Tuesday – October 22, 2019 – 12:00 PM**

## Investment Opportunity

**12-UNIT STORAGE FACILITY – STORAGE LOCKERS**

Fenced Lot – SE Canton – Stark Co.

Absolute auction, sells to the highest bidder on location:

**Sherrick Rd. SE, Canton, OH 44707**

**Directions:** Located in the 1600 block of Sherrick Rd. Take US-30 east of I-77 to the Cherry Ave/OH 43N exit then turn south to Sherrick Rd. and turn east to property. Watch for KIKO signs.



Information is believed to be accurate but not guaranteed.



**330.455.9357 • kikoauctions.com**





**KIKO AUCTIONEERS**

2722 Fulton Dr. NW, Canton, OH 44718

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**INVESTMENT OPPORTUNITY  
12-UNIT STORAGE FACILITY  
Storage Lockers – Fenced Lot  
SE Canton – Stark Co.**



**Members – State and National Auctioneers Association**



Real estate features 12-unit storage facility building with completely fenced lot. Built in 1987 - 50' x 415' lot. Each unit is approx. 10' x 20'. Some long term tenants. Current rate per unit is \$55/mo. and totals \$7,620 per year. Rents could be/should be raised to current market rates. Outdoor storage also available for \$20/mo. \$427.75 half year real estate taxes. Stark County Parcel #244387.

**NOTE:** Open auction day starting at 11:00 AM for inspections. See [www.kikoauctions.com](http://www.kikoauctions.com) for full details.

**TERMS ON REAL ESTATE:** 20% down auction day, balance due at closing. A 10% buyer's premium will be added to the highest bid to establish the purchase price, which goes to the seller. 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.



Auctioneer/Realtor®

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