

ABSOLUTE AUCTION

WEDNESDAY, JUNE 4, 2025, 12:30 PM



REAL ESTATE



(3) REAL ESTATE AUCTIONS, CONNEAUT, OH

198 PARK ST.,
CONNEAUT, OH 44030

AUCTION HIGHLIGHTS

- Near Marina
- Auction #1: Commercial Building With Concrete Parking Lot
- Auction #2: 41-Unit Self-Storage Units
- Auction #3: Commercial Vacant Lot With Utilities

LIVE ONSITE WITH ONLINE BIDDING AVAILABLE

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Information is believed to be
accurate but not guaranteed.
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*Scan for auction
details, including
directions.*

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

AUCTION #1

198 Park Ave. Formerly used as deli & catering. Corner of Harbor & Park. 34 X 61, 1770 sq. ft. multi retail building with like-new steel siding and tapered roof. 2 front commercial entrances, counter bar, booths, kitchen with modern exhaust hood, dining room, his and her restrooms, FA gas heat, central air, nice concrete parking lot with 16 spaces. Adaptable to multitude of uses. Possible to make drive up window. Parcel #122020001600. 10,1056 sq. ft. lot. City utilities. Zoned B-4 Coastal Business District.

AUCTION #2

1034 Harbor St. Corner lot, like-new 41-unit self-storage units all with rollup doors, metal roof, vinyl siding, built in 2012, concrete, building 30 X 149. Room to expand. 76 X 228 irr. lot. Parcel #122020000900. Adjacent to condominiums and close to marina. Great spot. Zoned M-1 Industrial District.

AUCTION #3

Vacant lot, Corner of Harbor & Park St. Across from Auction #1. Utilities available. Zoned B-4 Coastal Business District. Across from condominiums and walking distance to marina. .4656-acres. Parcel #122030002100. Lots of potential here.

NOTE

Look these over. All sold from Auction #1 location.

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. Property to be sold as Separate Parcels and not to be offered as an Entirety.

AUCTION BY ORDER OF

R & E Growth Properties LTD & KGM Properties Limited



RUSSELL T. (RUSTY) KIKO, JR.
AUCTIONEER/REALTOR
330.495.0923
rustykiko@kikocompany.com



MELANIE K. ROYER
REALTOR
330.831.1446
melanie@kikocompany.com



REALTORS
AUCTIONEERS
ADVISORS

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