

# ABSOLUTE AUCTION

TUESDAY, JULY 8, 2025, 12:00 PM



REAL ESTATE



**LIVE AUCTION WITH ONLINE  
BIDDING ON REAL ESTATE**

## WELL-KEPT 3-BEDROOM BRICK TWO-STORY HOME

Also Selling: Furniture,  
Antiques And Collectibles

1051 OAKWOOD AVE. NE,  
MASSILLON, OH 44646



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

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



Scan for auction  
details, including  
directions.

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



## REAL ESTATE:

This well-kept 3-bedroom brick home offers 1,584 sq. ft. of living space and was built in 1922. The main level features an eat-in kitchen with appliances, formal dining room, living room and a solarium. The second level includes three bedrooms and a full bath. Divided basement with full bath, gas F.A. furnace with central air and storage space. Nice sized covered deck, cement driveway and a 20'x20' two-car garage. Public utilities, .213 acre, \$835 half year real estate taxes. Updates include dishwasher, water heater, garage roof shingles and garage door opener 2017. Porch roof in 2013. Front walk in 2003. Motion lights in 2015. Most all replacement windows in 2014. Glass block windows in 2001. New plumbing from upstairs bath to basement in 2024. House roof shingles in 2022 (driveway side) and front side in 2018.

## 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.

## FURNITURE AND CONTENTS.

Oak dinette table with 4 chairs; Hanover china set; pink and green depression; blue glass; Carnival iris pitcher and glasses; floor lamp; pictures; pine cupboard; radio; baskets; corner cabinet; games; figures; marquis candlesticks; Lenox vase; desk and chair; HP printer; file cabinet; platform rocker; Victorian chair; cane rocker; floral sofa; end tables; Hoover sweeper; two Bruno Ind. chair stairs lift; oak dry sink; lady head vase; material; two single beds; oval rug; dbl. bedroom suite; MCM lamp; dishes; Pyrex bowls; normal kitchen items; 2 cast iron skillets; chrome table and chairs; books; Singer sewing machine; card table and chairs; maple dinette set; pine furniture; seasonal decorations; Dream Suckles; glass and brass bells; record albums; roaster; salt cellars; oil lamps; 1945 Massillon football play book; quilt patterns; yard tools; croquette set.

## TERMS ON CHATTELS:

Driver's license or State ID required to register for bidder number. Cash, Check, Debit Card, Visa, or MasterCard accepted. 4% buyer's premium on all sales, 4% waived for cash or check when paid sale day. Information is believed to be accurate but not guaranteed. Multi Par auction process may be used.



**JACK W. KIKO**  
**AUCTIONEER/REALTOR®**  
330.206.0174  
jackkiko@kikocompany.com



REALTORS  
AUCTIONEERS  
ADVISORS

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

