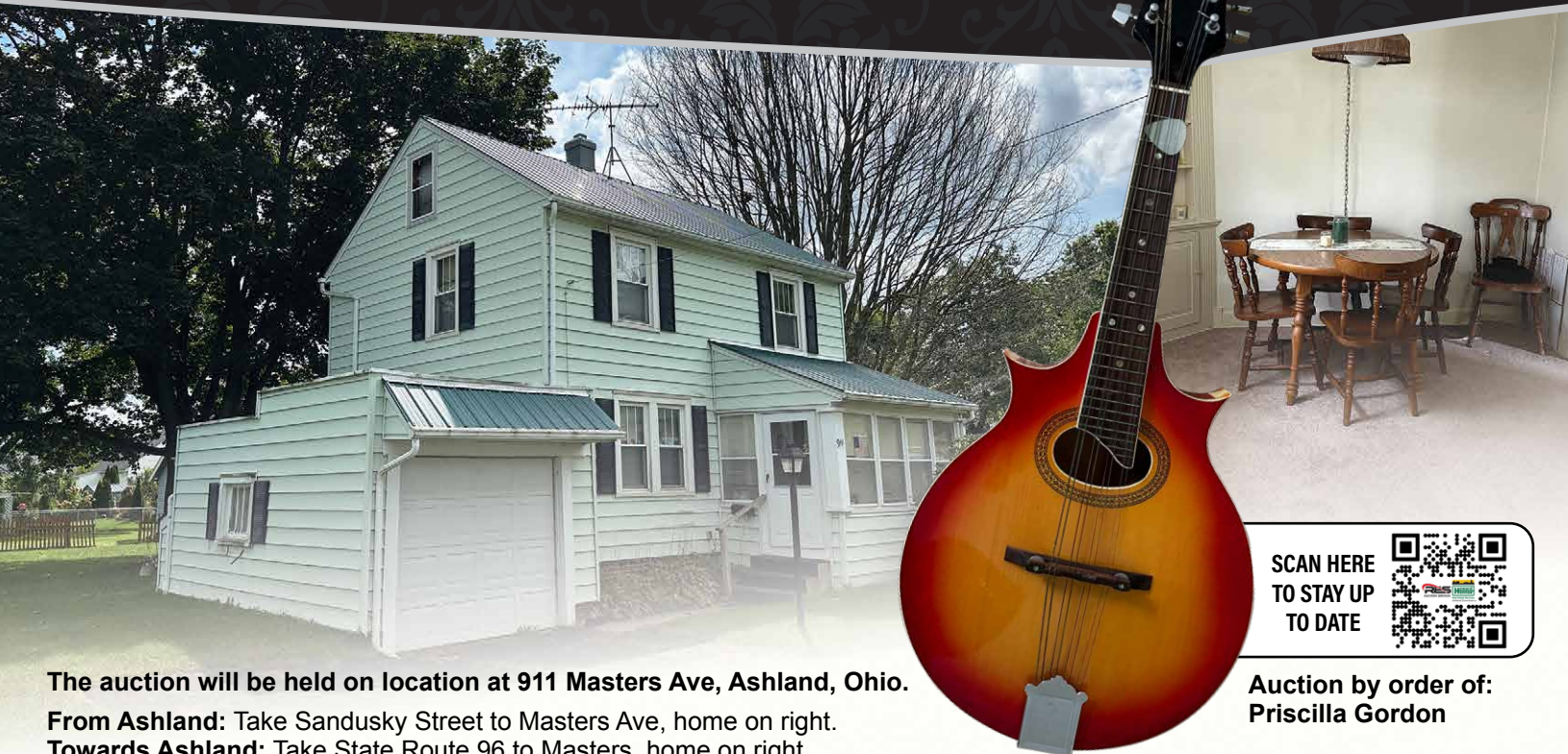


Absolute Ashland City Investment Property

THURSDAY, OCTOBER 12, 2023

Real Estate at 5:30 PM | Personal Property directly after

2 Bed/1 Bath
Well Maintained
Home



SCAN HERE
TO STAY UP
TO DATE



The auction will be held on location at 911 Masters Ave, Ashland, Ohio.

From Ashland: Take Sandusky Street to Masters Ave, home on right.

Towards Ashland: Take State Route 96 to Masters, home on right.

REAL ESTATE: Looking for a great starter home or a well-maintained investment property, selling at NO MINIMUM, NO RESERVE? Well, here it is! Located close to downtown and close to Brookside Park on a double lot. This 1,040 square foot 2 story home was built in 1960. The first floor contains a living room, dining room with built in corner cabinet, kitchen with lots of cupboards, and enclosed mudroom/entry way. The second floor has 2 bedrooms, 1 full bathroom with a newer Bathfitter shower and toilet (2020) and built-in storage in the hallway. The basement has a small room used as a family room, storage and laundry. An attached 1 car garage, area with privacy fence off the back of the house and a nice large yard complete the property. Additional perks include metal roof and gutters replaced in 2017, newer furnace, water heater and electric box.

Taxes/Legal: According to the Ashland County Auditor, 911 Masters Ave is parcel number P43-006-0042-00, R=6 Lots 1746-A 1747-A 1748-A and 1749-A and in Ashland City School District. The current annual taxes are \$800.18 and will be prorated to the day of closing.

Terms: A 10% non-refundable down payment is due the day of the auction with the remaining due at closing within 45 days. A 10% buyers' premium will be added to the final bid to determine the contract price. All desired inspections need to be made prior to the auction.

Auction by order of:
Priscilla Gordon

Selling immediately after Real Estate is personal property.

HOUSEHOLD – COLLECTIBLES – ANTIQUES – BIKE – WASHER – DRYER

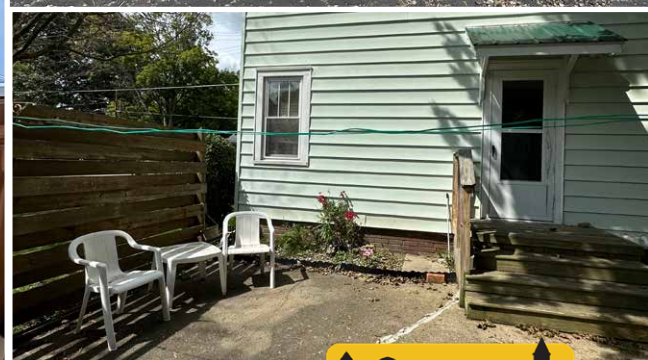
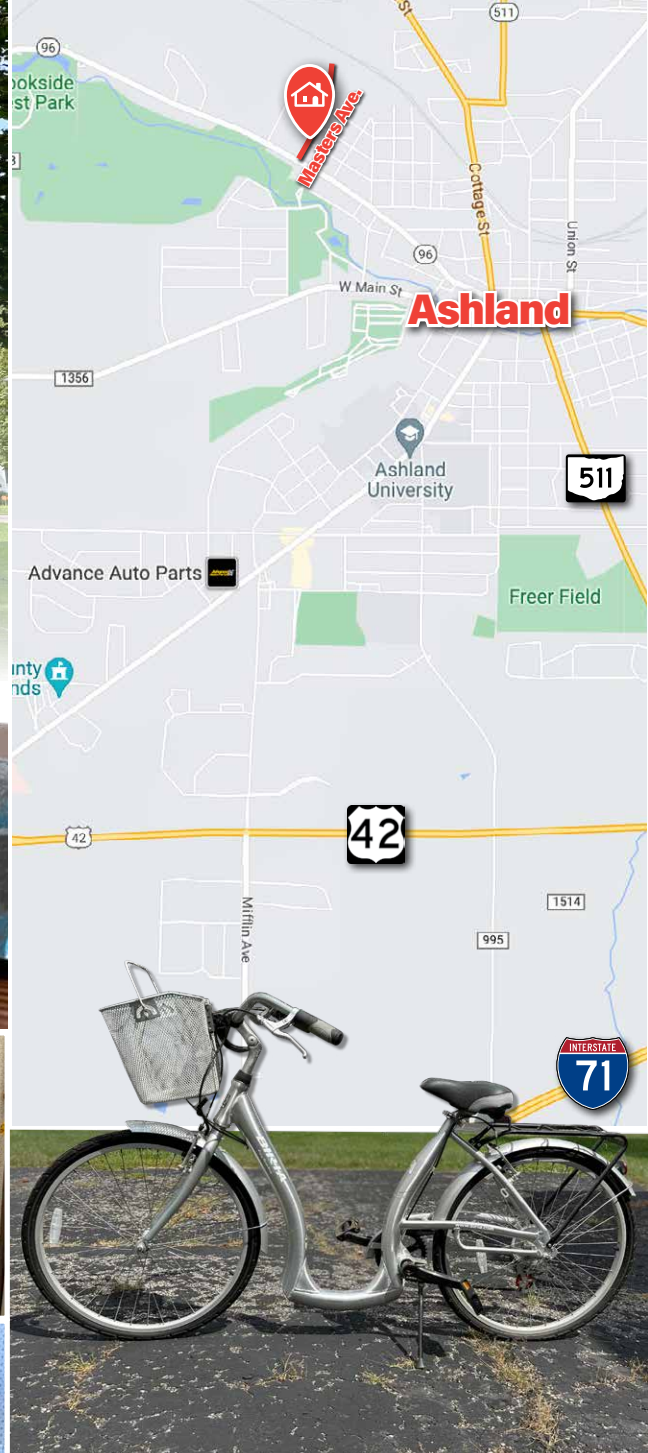
Household/Collectibles: Beautiful dry sink; butter churn; few crocks; sad irons; candle mold; mantel clock; Pillsbury Dough Boy; Collectible dolls with boxes; cast iron tractor and bus; Pipe and Cigarette container; Cowbells; candy dishes; dishes; desk; tv stand; tv trays; pots; pans; crockpot; waffle maker; cookbooks; twin bed set with 4 drawer dresser; side tables; love seat-like new; kitchen table with chairs (2); bakers rack (2); chest; lamps; old violin; beautiful Ibanez Mandolin; Conn USA trumpet; lawn chairs; stereo; dart board; coolers; fan; card table; much more. **Bike:** Biria Easy Boarding bike, lightly ridden, great condition. **Appliances:** Newer lightly used Amana Washer and Dryer; Fridge; Chest freezer - older but still works.

Note: Just a short list of nice, lightly used items that will sell directly following real estate. Items to be removed the night of the auction. We accept cash, check and credit card, 5% buyers premium waived for cash or check.



Mary Hartley, 419-651-3586 • Drew Turner • Jake White
Seth Andrews, Broker

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Jake White • Seth Andrews, Broker

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