

OIL CITY ROAD



ABSOLUTE LAND AUCTION



Auction will be held at
The RES Auction
Yard - 375 Fry Rd,
Wooster, OH.

TUESDAY, JULY 18TH | 5:30 PM



**7 ACRES - TILLABLE - BUILDING LOT
CONVENIENT LOCATION - TRIWAY LSD**

833-SOLD-RES | RES.BID

OIL CITY ROAD



ABSOLUTE LAND AUCTION

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REAL ESTATE: Located on Oil City Road, ½ mile South of Dover Road. This property offers a diversity of possibilities with great investment opportunities. This piece of land offers a total of 7 acres of nearly entirely tillable land. Whether you are looking to add to your farming portfolio or searching for the perfect location to build your dream home, this property deserves your attention. An open and predominately flat field awaiting to be made into your dream home setting requiring little preparation. Make your dreams and imaginations come true, there are many memories to be made here. Selling to the highest bidder with NO MINIMUMS OR RESERVES.

PICK UP A BROCHURE IN THE INFO BOX ON THE PROPERTY AND WALK THE LAND AT YOUR LEISURE, PLEASE BE RESPECTFUL TO THE TENANT FARMERS CROPS. Private showings are available through Andy White 419-651-2152 or John Ertle 330-347-4380.

TAXES/LEGAL: Wayne County Parcel # 30-00503-013 located in Franklin Township & Triway Local School District. The current annual taxes are \$101.34 and will be prorated to the date of closing.

TERMS: The successful purchaser will be required to make a nonrefundable down payment of 10% at the conclusion of the auction with the balance due at closing within 45 days. A 10% buyer's premium will be added to the final bid to determine the purchase price. All desired inspections need to be completed prior to bidding. The tenant farmer has the right to harvest the current corn crop.

ANDY WHITE, AUCTIONEER 419-651-2152 - JOHN ERTLE, LISTING AGENT 330-347-4380 - SETH ANDREWS, BROKER



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SCAN HERE TO STAY UP TO DATE



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