



AUCTION



6284 AUDREY ST SW, CANTON, OH 44706

APRIL 13, 2023 @ 1 PM

Well maintained clean brick ranch home having carpeting and natural woodwork throughout, 3 bedrooms, 2 baths, living room with stone front fireplace, 3 bedrooms, full bath with large walk-in shower, kitchen with ample natural wood cupboards, pantry, ceiling fan, stove and fridge, dining area w/guest closet, sliding glass doors leads to large wood deck, full basement with kitchenette and half bath, 100 amp breaker electric, concrete drive, 1 1/2 car attached garage, attic storage above garage. Updated vinyl windows. Public water and public sewer. Perry Township and Perry Schools. Taxes are \$1,106.31 per half. Home open for preview auction day only, starting at 11:00am. ONLINE BIDDING BEGINS TUESDAY, APRIL 11, 2023 - 1:00pm. LIVE AUCTION ONSITE BIDDING WILL BEGIN THURSDAY APRIL 13, 2023 - 1:00PM

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.

Auction by Order of: Carl Griffin & Rob Griffin, Co-Executors Guida Griffin Estate; Stark County Probate Case #245524 on location.

Auctioneers / Realtors: Don Grace, Auctioneer/Realtor 330-327-5277

Auction Conducted By: Whipple Auction & Realty

WHIPPLEAUCTION.COM | 330-477-SOLD

