



**615 Sawburg Ave. N., Alliance, OH 44601**

**ABSOLUTE AUCTION**

**1.5 Story Home on 2 Acres in Marlinton LSD**

**3 BR – 2 BA – 1,740 Sq. Ft. – 2 Car Det. Garage**

**Thursday – August 14, 2025 – 6:00pm**

**LIVE & ONLINE SIMULCAST BIDDING BEGINS AUGUST 11TH.**



1147 Whipple Ave NW  
Canton, OH 44708



SCAN THE CODE  
TO REGISTER  
FOR ONLINE  
BIDDING



# Thursday, August 14, 2025 at 6:00pm

This 1,740 sq. ft. home features 3 bedrooms, 2 baths, and a 2 car detached garage. The stove, refrigerator, washer and dryer will all remain with the home. Outside there is a 12x14 shed (incl. a refrigerator) with 100 amp electric service, a 24x16 deck, and 20x20 covered patio. There are 2 driveways, one has a generous limestone base from previous semi parking. The home has vinyl replacement windows, glass block windows in the basement, a 10 year old roof, furnace, newer central air and water heater.



## 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 L. Hall

**Auction Conducted by:** Whipple Auction & Realty



*Thank you for voting for us!*

**Auctioneer/Realtor  
Don Grace**

