

Don R. Wallick Auctions, Inc.

965 N. Wooster Avenue - Strasburg, Ohio 44680 - www.WallickAuctions.com
Toll Free: 1-866-348-9446 - Tel: 330-878-0075 - Fax: 330-878-7318



Absolute Real Estate & Contents Auction

**140 S. Bodmer Ave.
Strasburg, OH**

(Watch for signs off 9th St. – located next to Strasburg School)

**Wednesday January 23, 2019 @ Noon
Real Estate Sells First @ Noon Followed By Contents**

Real Estate: Real Estate Sells First At Noon! Former Cypress Lodge Masonic Temple on 1.205 acres – very nice professional building – built in 1973 – 1st level consists of open 42 X 60 meeting area with an additional 1,322 sq. ft. foyer area and restrooms – Lower level features 42 X 60 fellowship center w/ kitchen, restrooms, and storage – building can be repurposed for unlimited uses – there are no seller imposed deed restrictions for the future use of this property – lot size 302' frontage by 174' depth with ample space for parking or expansion – currently zone "Special" which covers charitable organizations and public use properties – location is surrounded by residential & commercial properties – all land and improvements are on Tusc. Co. Parcel No. 23-00759-000. All will be sold to the highest bidder at Noon sharp. Don't miss your opportunity to bring your future vision to life in one of Strasburg's premier locations.

Terms: 10% non refundable deposit down day of auction – balance due at closing. No Buyer's Premium. Sells "As Is" to the highest bidder at Noon sharp! Any required inspections must be completed prior to bidding. All information contained herein derived from sources deemed reliable but not warranted. All announcements day of auction take precedence over printed advertising. Contact Don R. Wallick Auctions @ 330-878-0075 or McInturf Realty @ 330-364-6648 for more info. & appt. to view.

Contents Sell Immediately Following Real Estate

Furniture: 2 stack & 3 stack bookcases, 23 wood chairs, wood pedestals, metal cabinets, 12 ft. step ladder, table w/ drawer, wood & metal folding chairs, standing podium, folding tables, wash stand, alters, ash tray, fans, 6 ft. round table.

Kitchen Items: Restaurant style dishes, Bunn coffee maker, 30 cup coffee maker, stainless cart, Roper refrigerator, trays, flatware, Kenmore electric stove, Franklin Chef gas stove, Frigidaire upright freezer, metal & plastic shelves, Sole US Air dehumidifier, mop bucket, electric roaster, paper towel dispenser.

Note: Real Estate Sells first at Noon! Contents sell immediately following the Real Estate. Surface listing only – lots more still to go through!

Terms: Cash, Check, Credit Card with proper ID auction day. 4% buyer's premium on all sales, 4% waived for cash or check. All items sold AS IS – Where IS. Once item leaves premises – No returns or refunds.

Check out our website @ www.wallickauctions.com for all our upcoming auctions!

Lunch Stand

Auction By Order Of: Seller

Auction Conducted By:

Don R. Wallick Auctions, Inc.

Auctioneers: Don R. Wallick

Brennan R. Wallick

Ryan W. Wallick

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