ABSOLUTE AUCTION

SATURDAY, NOVEMBER 28, 2026, 10:30 AM

KIKO COMMERCIAL REAL ESTATE







95+ ACRE NINE-HOLE GOLF COURSE

AUCTION OPPORTUNITY!

2485 PARKWAY AVE.,
EAST LIVERPOOL, OH 43920

LIVE ONSITE WITH ONLINE BIDDING AVAILABLE ON REAL ESTATE

AUCTION HIGHLIGHTS

- Gorgeous Rolling Land, Frontage On Three Roads
- Large Banquet Hall/Clubhouse
- Pro Shop
- Columbiana Co., Liverpool Twp.
- Offered In 7 Parcels & As Unit
- Gas & Oil Rights Sell Separate
- Known As The East Liverpool Country Club
- NOTE: Clubhouse & Banquet Hall Equipment Stays With Real Estate

www.kikoauctions.com | 800.533.5456

Information is believed to be accurate but not guaranteed. KIKO Auctioneers

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REALTOR® MLS

NAA Auctioneer

Scan for auction details, including directions.

Absolute Auction. All sells to the highest bidders on location.



REAL ESTATE

95+ acres. Clubhouse/banquet hall with beautiful main level featuring 7,700 sq. ft. total. Main reception room with cathedral beam ceilings, cutstone mantle gas fireplaces, hardwood floors. Four sets of French doors on each side of the main room that lead to corridors on each side with extra seating. One corridor with main entrance, restroom, and covered valet entry/parking. Seating for approx. 225. Beautiful bar area updated in 2002, large picture windows on both sides. Full commercial kitchen with equipment. Former apartment upstairs. Finished walkout lower level with men's and ladies' restrooms, locker rooms, service bar, lounge area. Covered patio with access to putting green. Gas boiler heat, central air. Pro Shop with lounge area, office, small kitchen, and restrooms and maintenance garage under the Pro Shop with overhead door, Reznor heat plus modern concrete block addition with overhead doors for cart storage. Blacktop parking, inground pool area and tennis courts. Small lake. Buildings use public water, private septic system. Private well, driving range, cart paths, beautiful trees and rolling hilltop views. Course was designed by Willie Park Jr. Divided as follows:

PARCEL #1.

21+/- acres with all improvements and buildings mentioned above. Make a great restaurant, event center or wedding venue. Frontage on Parkway and Armstrong Lane. Part of the property crosses the road, septic system is located on opposite side of Parkway.

PARCEL #2-#7

Ranging from 8 acres to 14 acres on three different roads. Panoramic views, mature trees, building sites, development, etc.

PARCEL #8

Landowner gas and oil rights on 95+ acres. No active leases.

NOTE

Buy one or several. Buildings shown by appointment or open auction day at 8:30 AM. All kitchen equipment, tables and chairs to stay with the clubhouse.

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. Property to be offered as a Multi Par auction and sold whichever way it brings the most.

AUCTION BY ORDER OF

St. Clair Land Co.









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