ABSOLUTE AUCTION

WEDNESDAY, NOVEMBER 18, 12:00 PM
REAL ESTATE SELLS AT 12:30 PM

KIKO

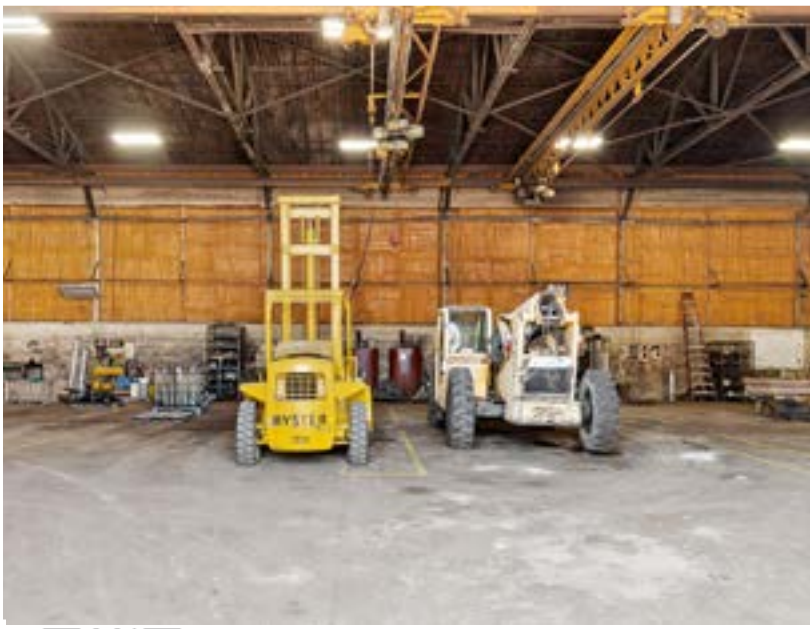
COMMERCIAL PROPERTY



(2) COMMERCIAL BUILDINGS, 3.25 +/- BUILDING ACRES

Pettibone Handler, Welders, Stock Steel, Forklifts, Kitchen Eq.

2280 & 2340 SE LARSON RD.,
GNADENHUTTEN, OH 44629



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Scan for auction details, including directions.

Absolute Auction. All sells to the highest bidders.

Real Estate: Exciting opportunity to purchase industrial space in Tuscarawas County! Approximately 24,000 sq. ft. of free-span space to be sold to the highest bidder. Buy one building or both!

2340 SE Larson Rd. – 1.951 acres, 16,800-sq.-ft. free-span industrial building with 16' overhead doors and a drive-through bay. Seven overhead cranes, concrete-floor mezzanine, parts room, 360 sq. ft. office, and concrete paving. On deeded 1.95-acre lot. Three-phase electric, Columbia Gas, and water on location. A versatile opportunity for manufacturing, fabrication, equipment service, or storage. Tuscarawas County parcel #63-01979-005.

2280 SE Larson Rd. – 1.297 acres. 60' x 120', brick, 7,200 sq. ft. free-span brick industrial building with parts room and two 14' x 14' overhead doors arranged for drive-through access. On deeded 1.297-acre lot. Quonset roof. Tuscarawas County Parcel # 09-00822-002.

Three-phase electric, gas, and water available. Great potential for manufacturing, fabrication, equipment service, RV or boat storage, and more. Ideally located with quick access to US-36, US-39, US-250, US-62 and I-77.

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.

Also Selling: Pettibone 8036 diesel telescopic handler, 4WD Cummins, 36' reach, 8,000-lb. capacity; 1994 Peterbilt truck, 90,252 miles and 2,014 hours, needs work; Halliburton 20,000-GVWR tandem-axle trailer, 21' x 7.5' deck; Pettibone and other lifts; Allis-Chalmers P60L-PS forklift with G426 motor; Hyster forklifts; Tennant 830-I street sweeper; JRX-19 scissor lift; Snorkel lift; homemade trailers, 50' trailers, pallet forks, and Snowdog plow; Lincoln submerged-arc welder with controls and turning rolls; Lincoln Idealarc R35 240V arc welder and additional Lincoln Idealarc welder; Miller Millermatic 350P, CP300 DC and 103P AC welders; Hypertherm G3 plasma cutter; Skat Blast 960 Finish Line with tanks; Wellsaw 1118-230R bandsaw; Bridgeport end mill, S/N J72-72; Powermate drill press; Crystal Clear parts cleaner; granite machinist slab, 6' x 4' x 1'; 200-lb. anvil; heavy-duty steel setup tables; barrel dollies; engine stands; tandem-axle jack; Lincoln 4-ton floor jacks; metal pallet racking; loads of cabinets and hardware; hydraulic pumps and testers; electric motors; truck parts; transfer cases; pumps and transmissions; industrial hoses, lines, and tubing; fuel tanks and industrial totes; oxygen and acetylene tanks, torch heads, and cutters; stainless commercial kitchen equipment; Kenmore Elite stove; Hobart automatic meat slicer and sausage grinder; loads of stock metal, including tubing, bars, square stock, stainless, and assorted sizes and lengths. Tons and tons of metal, and much more! Too much to mention! Call auctioneer for details.

Terms On Chattels: Driver's license or State ID required to register for bidder number. Cash, Check, Debit Card, Visa, or MasterCard accepted. 4% buyer's premium on all sales, 4% waived for cash or check when paid sale day. Information is believed to be accurate but not guaranteed. Multi Par auction process may be used.









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