

Don R. Wallick Auctions

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



NEW PHILADELPHIA CITY SCHOOLS REAL ESTATE AUCTION

LIVE IN PERSON - ONSITE AUCTION

**915 SOUTH BROADWAY
NEW PHILADELPHIA, OH**

TUESDAY APRIL 11, 2023 @ 5:00 PM

Real Estate: +/- 2.3 acres located on the Southside – zoned for residential use only – under the Residential Zoning for the City of New Philadelphia duplexes are permitted – a preliminary plat layout has temporarily been granted for approximately 10 city lots by the City of New Philadelphia – city water & sewer available. Per Joshua Mathias, Zoning & Building Code Administrator City of New Philadelphia/Service Director’s Office, the building is to be demolished at the buyer’s expense per Ordinance Chapter 1321, within ninety (90) days of a new owner taking possession of the property (closing). Selling AS IS, buyer to accept all responsibility. All information is on our website at www.wallickauctions.com.

Terms: A 10% non refundable deposit down day of auction. Balance due at closing. Sells with no financing contingencies. Any desired inspections is buyer’s responsibility & must be completed prior to bidding. A 10% buyer's premium will be added to the last bid to establish final sales price. Closing & Possession scheduled for on or before May 22, 2023.

Under the authority of R. C. 3313.41 the New Philadelphia City School Board of Education reserves the right to accept or reject any or all bids in the whole or in part, to waive any informalities or irregularities in the bids, and to accept any bid which it deems favorable. The final bid will be held for the New Philadelphia City School Board to accept or reject day of auction.

All information contained herein derived from sources deemed reliable but not warranted. All announcements day of auction take precedence over printed advertising. Contact Ryan Wallick @ 330-340-7963 or McInturf Realty @ 330-364-6648 for more info. & appt. to view.

Auction By Order Of: New Philadelphia City Schools

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Auctioneers: Brennan R. Wallick, Ryan W. Wallick

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