

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



Side – By – Side Duplex

**215 & 217 Third Dr. SE
New Phila, OH
(Front Ave. to Third Dr. SE)**

Friday May 29, 2009 @ 5:00 PM

Real Estate: Nice side-by-side duplex – each with 2 bedrooms – full basement – separate utilities. Unit #215 has had same renter for 12 years. Each unit has new wiring throughout with breaker panels – new copper water lines throughout – newer hot water tanks – slate roof removed with fiberglass shingles installed. Unit #217 has new carpet/paint and is ready to move into. This property has been owned by the same family for multiple generations. Good opportunity for an income producing property or live on one side and rent out the other.

Terms: 10% non refundable deposit down day of auction – balance due on delivery of deed. 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 toll free @ 866-348-9446 or Pissocra Mathias Realty @ 330-364-7761 for more info. & appt. to view.

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

Auction By Order Of:

Mary L. Sheeley

Auction Conducted By:

Don R. Wallick Auctions, Inc.

Auctioneers: Don R. Wallick

Brennan R. Wallick

Ryan W. Wallick

Don R. Wallick Auctions, Inc.

965 N. Wooster Avenue
Strasburg, Ohio 44680
info@WallickAuctions.com
<http://www.WallickAuctions.com>



Toll Free: 1-866-348-9446 - Tel: 330-878-0075 - Fax: 330-878-7318

