

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



Former Colonial Manor

**441 University Dr. NE
New Phila, OH**

(Across from Kent State Tusc. & the New Performing Arts Hall)

Tuesday September 27, 2011 @ 6:00 PM

Real Estate: 17,748 sq. ft. well built commercial brick structure built in 1929 – 9 ft. ceilings – restrooms – elevator – wheelchair ramp – full attic – 120/240 3 phase – 4 wire Delta elec. service – 22 X 27 brick 7 stall garage – 36 X 76 stone barn – room for expansion on 15.5 acres - excellent condition – Zoned Industrial – Bidders wishing to use as Residential will have to request a Zoning Change (procedure info. can be obtained from Jeff Mathias of Pissocra Mathias Realty) – Seller retaining all mineral rights.

Terms: 10% non refundable deposit down day of auction – balance due on delivery of deed. Sells on confirmation of Tuscarawas County Commissioners. 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 Jeff Mathias of Pissocra Mathias Realty @ 330-364-7761 or Don R. Wallick Auctions @ 330-878-0075 or toll free @ 866-348-9446 for more info. & appt. to view.

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

Auction By Order Of: Tuscarawas County Commissioners

Auction Conducted By:

Don R. Wallick Auctions, Inc.

Auctioneers: Don R. Wallick

Brennan R. Wallick

Ryan W. Wallick

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