

# YODER REAL ESTATE AUCTION

Saturday, December 31, 2022 • 10:00 am

Open House: Wednesday, December 21 • 3-5:00 pm

Location, Location! Nice Country Home Just Outside of Trail, Ohio

2206 TR 415 Dundee, OH 44624

4 Bedroom, 2 Bath Home • 1.03 Acres

Walnut Creek Twp. • Holmes County • East Holmes Schools



The Yoder home features include a kitchen, a dining room, a living room, laundry room, 2 bedrooms and a full bath on the first floor. There are 2 bedrooms and a full bath upstairs.

The home also has a full basement that's partially finished and a nice-sized 2 car attached garage.

The home is serviced by a private septic, neighborhood water supply, and Northeast Ohio Gas furnace and water heater. The home was built by Uni-Built in 1999 and is in nice condition.

**Terms:** A 10% non-refundable down payment will be due at the end of bidding. The balance will be due at closing in approximately 45 days. The property sells as-is and subject to all articles of record. Announcements on auction day precede previous statements and ads.

**Owners:** Bruce A. & Regina F. Yoder

**Parcel #:** 26-00819-006

**Real Estate Taxes:** \$983.31/Half Yr.

**Auctioneers/Realtors**

**Orus Mast 330-473-9077**

**Allen Mast 330-600-0754**



Orus  
Mast Auctions, LLC  
**330-473-9077**



**BERKSHIRE HATHAWAY**  
HomeServices  
Stouffer Realty



[www.NorthwoodAuctions.com](http://www.NorthwoodAuctions.com)

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