

Nisley Real Estate Auction

Wednesday, July 12, 2023 | 6:00 pm

Open House Monday, July 3 • 5:00-7:00 pm

Location: 29477 County Road 22 • Warsaw, Ohio 43844

From Millersburg, Ohio take U.S. 62 west past Killbuck to State Route 60 south to C.R.19 turn right to C.R. 33 turn right go through Spring Mountain to T. R. 22 turn left to the property. (18 miles from Millersburg)

**61 Wooded Acres • 2 Parcels • 3 Bedroom Home
30' x 44' Detached Garage • Excellent Recreational Property • Trails
Monroe Twp • Coshocton County**

Location, Location, Location!

This is your opportunity to own a very nice, secluded property in the Spring Mountain area!

The property features 61 acres (pretty much all wooded) in 2 parcels, a nice creek, trails, a 3-bedroom home, a detached 30' x 44' garage, birds and wildlife in your backyard in one of the best hunting areas in the state. The house is furnished and includes 3 bedrooms, a full bath, a ½ bath, a kitchen, a living room with a stone wall fireplace, replacement windows, and a full basement with a single car garage. The contents sell with the property.

Stop in, pick up a brochure, check out this quiet, secluded setting and walk the land at your convenience and risk!

Purchase one or both parcels at the auction and be ready to hunt on opening day!



Owners: Mose D. & Mary Nisley

Auctioneers/ Realtors

Orus Mast 330-473-9077

Allen Mast 330-600-0754



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



**BERKSHIRE HATHAWAY
HomeServices
Stouffer Realty**

For more photos visit www.NorthwoodAuctions.com

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Parcel Information:

Parcel #1- 15 acres with the house and garage

Parcel #2- 46.14 wooded acres

(Both parcels have access from the driveway, which is a recorded private road)



Terms: There is no buyer's premium. A 10% non-refundable down payment is due at the auction. The balance will be due at closing in approximately 60 days. Hunting rights transfer with the down payment. The buyers will be charged \$700 per parcel for survey costs. Announcements at the auction precede previous statements and ads.

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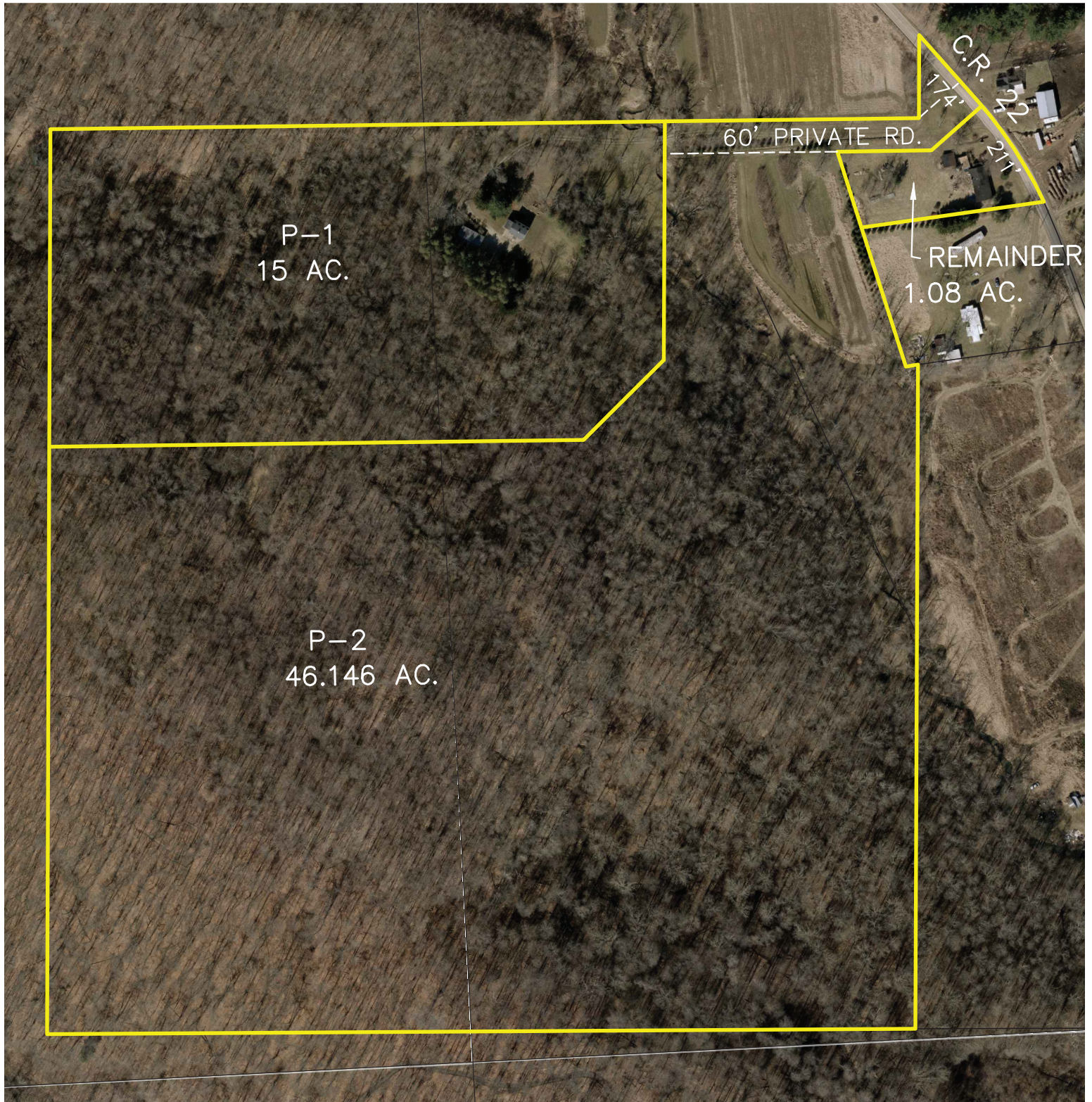

BERKSHIRE HATHAWAY
HomeServices
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auction
info and
photos*

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Monroe Township, Tuscarawas County

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Excellent Recreational Property - Trails

Monroe Twp. - Tuscarawas County

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8080 TR 669 Dundee, OH 44624

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