

ABSOLUTE AUCTION

THURSDAY, MAY 21, 2026, 6:00 PM
LIVE ONSITE WITH ONLINE BIDDING AVAILABLE



REAL ESTATE



KOVACH TRUST 3-BEDROOM BRICK RANCH HOME AND HOBBY SHOP On .586 Acres W/ Extra .546 Acre Adjoining Lot

Pike Twp., Sandy Valley LSD,
Stark County, OH

2401 TERRAIN ST. SE,
MAGNOLIA, OH 44643

Real Estate: Brick ranch home in Ferndale subdivision, built in 1960 with 1,488 sq. ft. comprising living room, family room with door to a covered back patio and backyard. Kitchen with built in oven and range top and dinette area. Master bedroom w/ half bath and door to a small deck overlooking the front yard. 2 other bedrooms and full bath. Basement with half bath and shower. Gas f/a heat. Central air. 100-amp electric. Gas hot water heater and door to attached 2-car garage. Detached 28'x40' hobby shop built in 1991 w/ heat, water and 2 bays with overhead doors with openers located in the backyard and fronts on Valleydale Ave. SE. Approx. taxes per half year \$1,347.89. Corner lot. Lot size .586 acres with frontage on Terrain St. and Valleydale Ave. Adjoining extra lot .546 acres w/ 100' frontage on Terrain St. Home is ready for updating. Easy access to Canton, I-77, and Dover/New Philadelphia.

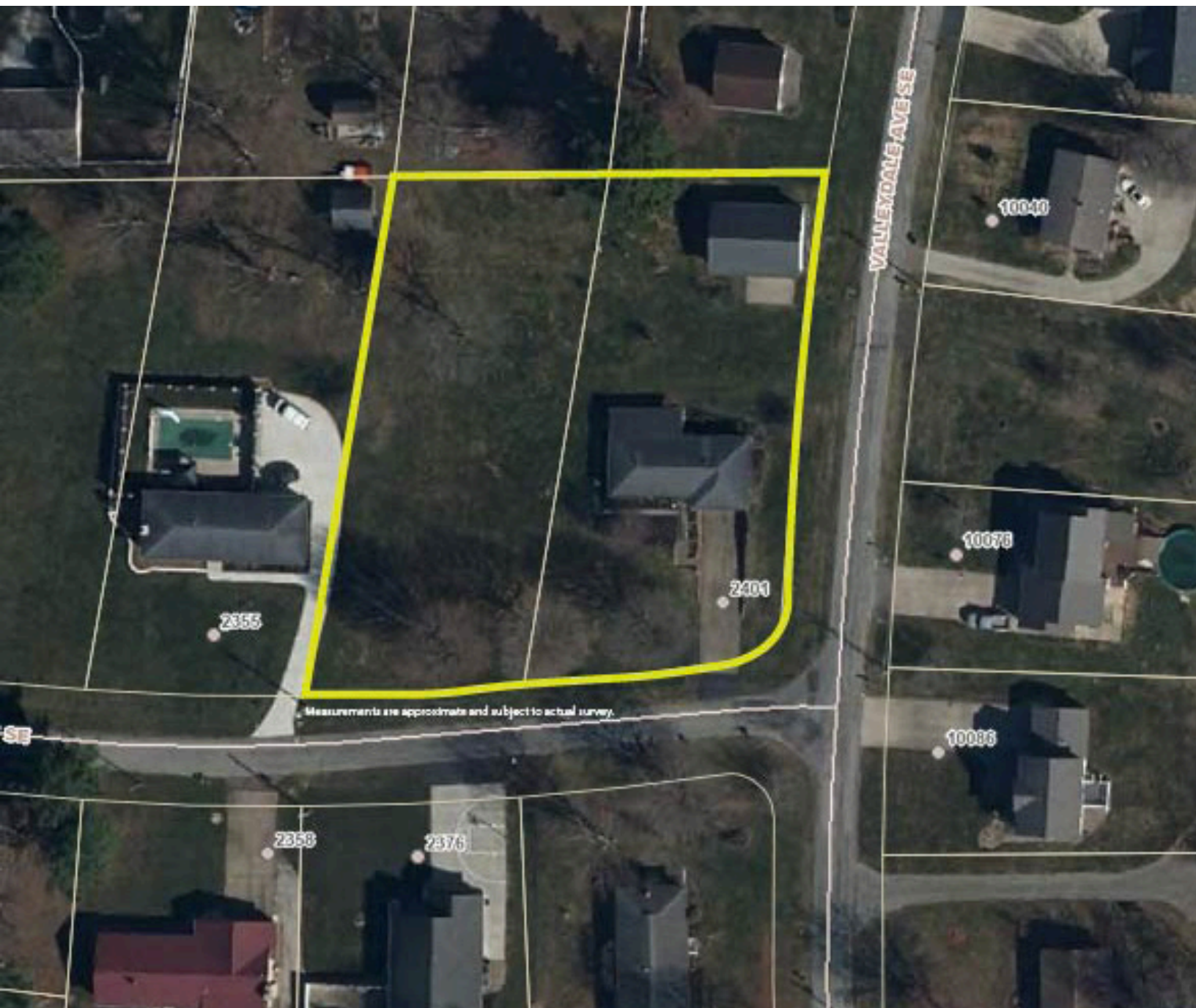
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Absolute Auction.
All sells to the highest bidders.



Terms On Real Estate: 10% down auction day, balance due at closing. A 10% buyer's premium will be added to the highest bid to establish the purchase price. Any desired inspections must be made prior to bidding. All information contained herein was derived from sources believed to be correct. Information is believed to be accurate but not guaranteed.

Auction By Order Of: Bryan Kaschak, Successor Trustee for the Patricia A. Kovach Trust.



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