

ABSOLUTE AUCTION

FRIDAY, OCTOBER 30, 2026, 12:00 PM
LIVE ONSITE WITH ONLINE BIDDING AVAILABLE



COMMERCIAL
REAL ESTATE



Attention Investors!! Commercial Multi- Family Investment Opportunity BRICK COMMERCIAL OFFICE BUILDING W/ APARTMENT & DUPLEX

Offered In Two Parcels

City Of North Canton,
North Canton CSD

920 S. MAIN ST. AND 116
SUMMIT ST. SE, NORTH
CANTON, OH 44720.



Buy One Or Buy Both!

A fantastic investment opportunity to add two well-maintained, income-producing properties in a prime North Canton location to your portfolio. Don't let this one pass you by. Call today for details and to learn how to purchase this property at auction! Please respect tenants' privacy. Units will be open 2 hours prior to auction for inspection. Call for rent roll and expenses.

Note: Parcels will be offered separate and as an entirety through the multi-par system and will be sold whichever way brings the most. Buy one or both!

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Information is believed to be
accurate but not guaranteed.
KIKO Auctioneers



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details, including
directions.

Absolute Auction.
All sells to the
highest bidders
on location.



Auction #1. Well Maintained Brick Commercial Building With Apartment.

Prime commercial real estate in the heart of North Canton. Minutes from I-77, Belden Village, The Strip, and downtown North Canton with outstanding street exposure and high traffic count right on Main Street! This solid brick building offers 7,920 sq. ft. of income-producing space, zoned MS-S.

Featuring:

- 6 office spaces each w/ private restroom
- Very good rental history, 2 vacancies
- 2-bedroom apartment
- Separately metered gas & electric
- Paved parking lot
- Upside potential to convert upstairs offices to additional apartments for even greater income.
- 103' frontage on Main Street
- Lot 103'x130' - .307 acres
- Updated roof 2014/ Spouting 2024
- Parcel #9207947

A rare chance to own a versatile, well-located commercial asset with room to grow. Don't miss this one!



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. Property to be offered as a Multi Par auction and sold whichever way it brings the most.

Auction By Order Of: The Rosenberger Family Trust



Auction #2. Quality Up & Down Vinyl Sided Duplex.

Beautifully maintained, this 1,664 sq. ft. duplex is packed with character and cash-flow potential!

Upstairs Unit: Currently rented for \$650 w/ kitchen, bedroom, updated full bath, living room (or 2nd bedroom), plus a floored attic for extra storage.

Downstairs Unit: Currently rented for \$575 w/ bedroom, kitchen, full bath, spacious living room with dining area.

- Full basement with laundry hookups, glass block windows, and breaker electric.
- Gas forced-air furnaces & central A/C for year-round comfort.
- Separate gas & electric for each unit.
- Carport parking.
- Excellent rental history & well maintained.
- Parcel #9201628



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