



"Innovative Solutions at Work"

INVESTMENT AUCTION

24187 & 24189 FRONT ST., GRAND RAPIDS, OH 43522



OFFERING SUMMARY

Auction Date: February 28, 2019

Auction Time: 4:00 PM

Auction Location: Old Grand Rapids Fire Station; 24232 Front St.

24187 Front St.: 4,960 SF

24189 Front St.: 3,192 SF

County: Wood

PROPERTY OVERVIEW

Great investment opportunity
 Tenant lease in place
 Historical buildings in Downtown Grand Rapids, OH
 Mixed use property - apartments and retail
 Parcels could be sold separately or together

AUCTION TERMS

\$5,000 bank check deposit, per lot, required day of auction
 7% Buyer's Premium
 Call for Bidders Package
 Showings by appointment only

DEMOGRAPHICS

	1 MILE	5 MILES	10 MILES
Total Households	2,817	15,549	25,918
Total Population	7,442	42,938	71,802
Average HH Income	\$37,328	\$54,533	\$63,471

The information contained herein is from sources deemed reliable, but no warranty or representation is made as to accuracy thereof. It is subject to correction of errors, omissions, change of price prior to sale or withdrawal from market, all without notice. Further, no warranty or representation is made in regard to any environmental condition that may or may not exist.

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24187 FRONT ST. - BUILDING INFORMATION

Parcel #	E19-508-070205014000
Building Size	4,564 SF
Outbuilding Size	396 SF
Number Of Apartments	2
Year Built	1896
Construction Type	Masonry
Number Of Floors	2
Roof	Flat/Asphalt
Floor Coverings	Wood
HVAC	Gas Forced Air
Restrooms	Yes
Real Estate Taxes	\$1,424.51/half

24189 FRONT ST. - BUILDING INFORMATION

Parcel #	E19-509-070205015000
Building Size	3,192 SF
Number Of Apartments	2 / 1 unfinished
Year Built	1920
Construction Type	Masonry
Number Of Floors	2
Roof	Flat
Floor Coverings	Wood
HVAC	Forced Air
Restrooms	Yes
Real Estate Taxes	\$1,138.58/half



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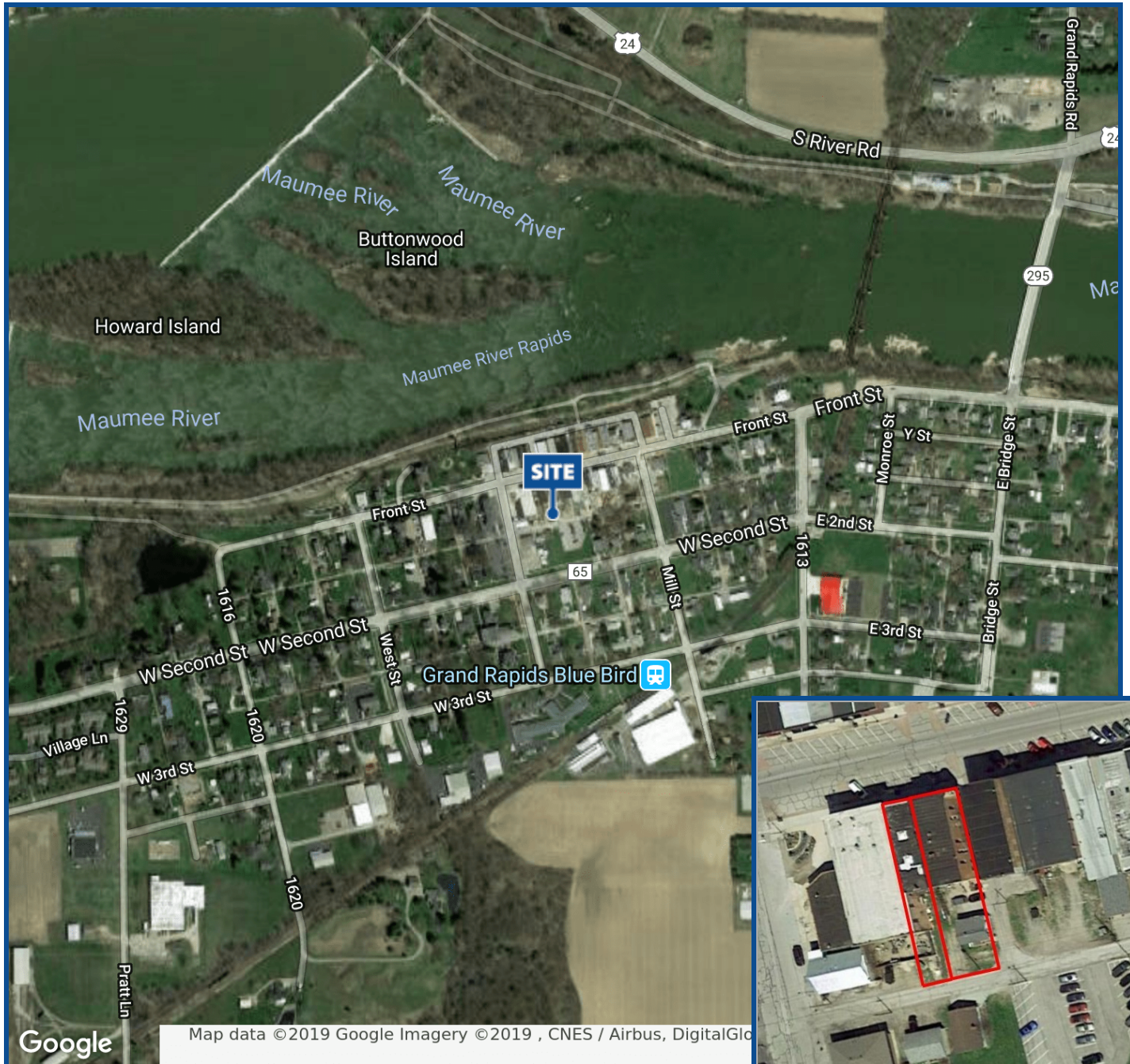
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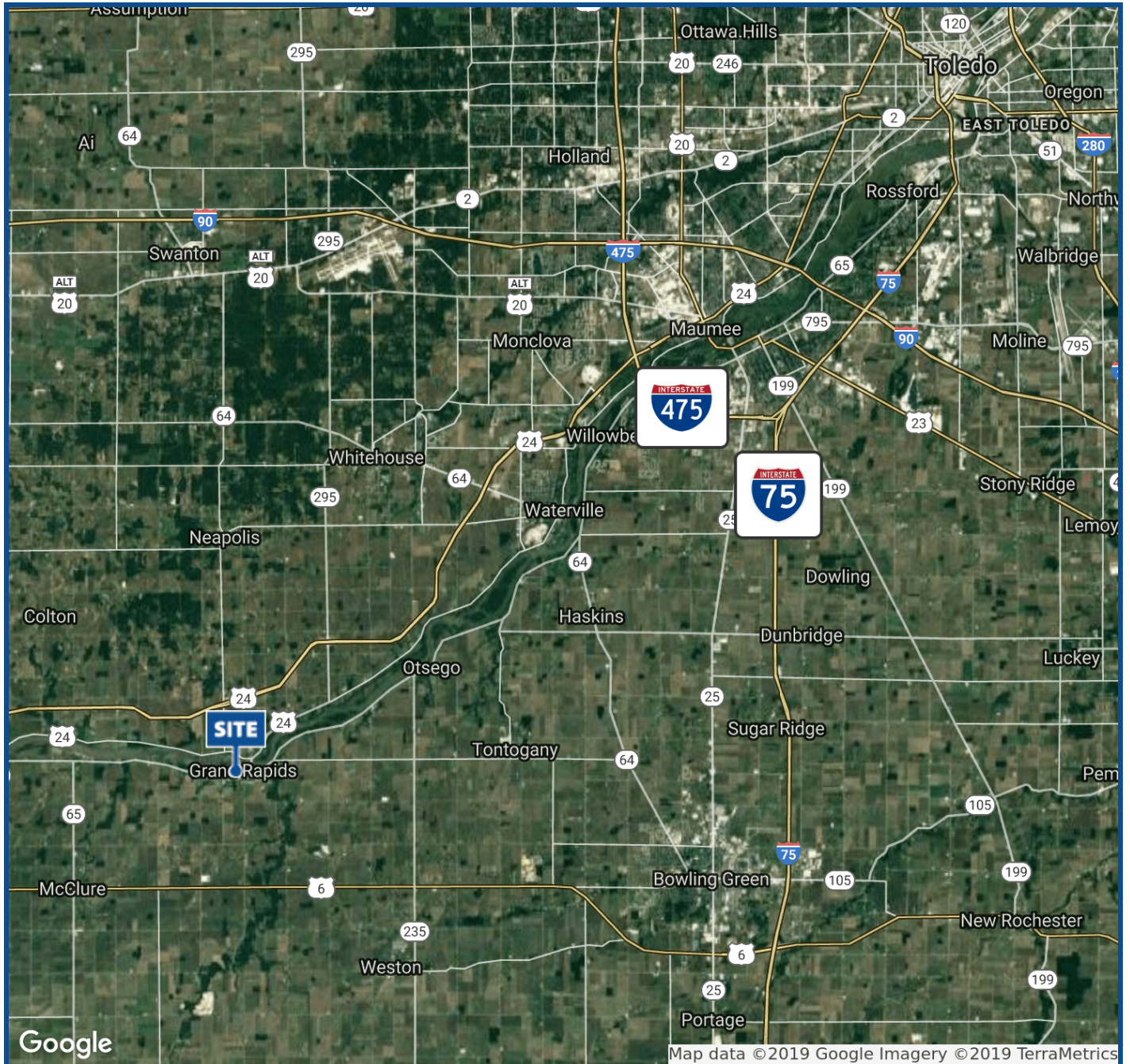
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