

**RANCH HOME ON 1.302 ACRES  
32X100 BUILDING. – GARAWAY SCHOOLS**

**4578 SCHILLING HILL RD. NW  
NEW PHILADELPHIA, OH 44663**



**Miller Real Estate Auction  
TUESDAY, JANUARY 23, 2018 – 4:00 PM**



**Kaufman**

**Realty & Auctions**

**(330) 403-4036**

**www.KaufmanAuction.sale**

PO Box 422, Sugarcreek, Ohio 44681

**MarkNet  
ALLIANCE**



TERMS: 10% nonrefundable down payment, balance at closing, no financing contingencies. Any required inspections must be completed prior to bidding. All information gathered from sources deemed accurate but is not guaranteed. Announcements day of sale take precedence over all previous advertising and statements.

**RANCH HOME ON 1.302 ACRES – 32X100 BUILDING. – GARAWAY SCHOOLS**

**Brick Ranch Home on 1.302 Acres**

**Dover Township**

**Tuscarawas County**

**Garaway Schools**

**4 Bedrooms**

**2 Full Baths**

**32x100 Pole Building**

**Outbuildings**

**4578 Schilling Hill Rd. NW  
NEW PHILADELPHIA, OH  
Tuscarawas County**

GPS Coordinates: 40°29'30.81"N- 81°32'43.39"W



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**TUESDAY, JANUARY 23, 2018 – 4:00 PM**

**OPEN FOR INSPECTION: THURS. JANUARY 11 4:00-6:00 PM**

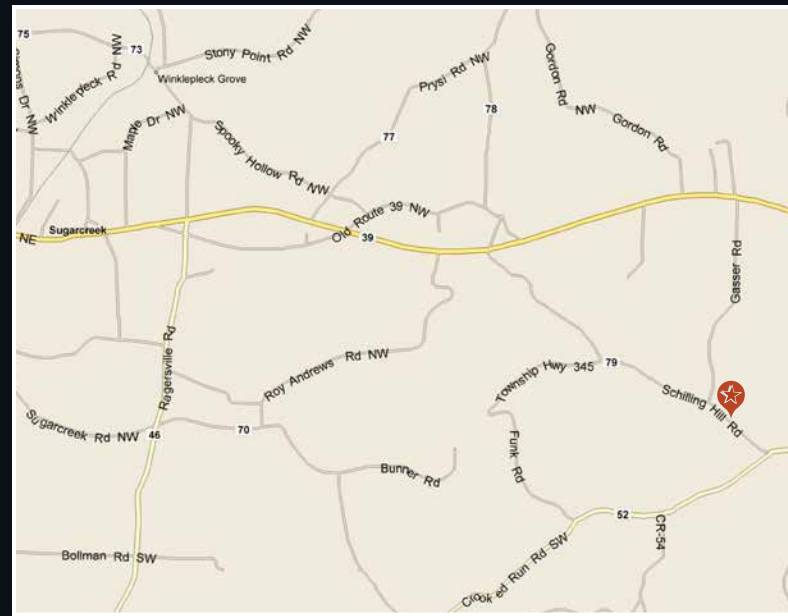
**Directions:** From Sugarcreek take S.R 39 East to Schilling Hill Rd SE to property. Signs Posted!!!

A quality yet affordable property located in Western Tuscarawas County. The homestead features a brick ranch home that was built in 1962 which has 4 bedrooms, 2 baths, kitchen/dining area, and a large living room. The walk out basement is partially finished and attached to the home is a two car garage. Also included on the 1.302 acres is 32x100 pole building and another outbuilding. Portions of the property are fenced in. The Miller's have lived here for 49 years and are moving to smaller quarters. Please join us at the open house to view this home. For more information visit [www.kaufmansale.com](http://www.kaufmansale.com)

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**Legal:** Parcel #11-00015-000 in Dover Township of Tuscarawas County and Garaway Local Schools. Taxes are \$660.52/half with a homestead credit of \$157.26 and will be prorated to time of closing.

Sale by the order of: Andy & Alberta Miller



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