

REAL ESTATE AUCTION



22.87 ACRES ASHTABULA COUNTY

BID ONLINE ANYTIME!

Address:

0 St Rt 7
Pierpont, OH, 44082

GPS:

Lat: 41.72074
Long: -80.57064

Phone bidding available

**You may walk the property
anytime at your own risk
and convenience.**

Acceptance of auction terms is required
prior to bidding.

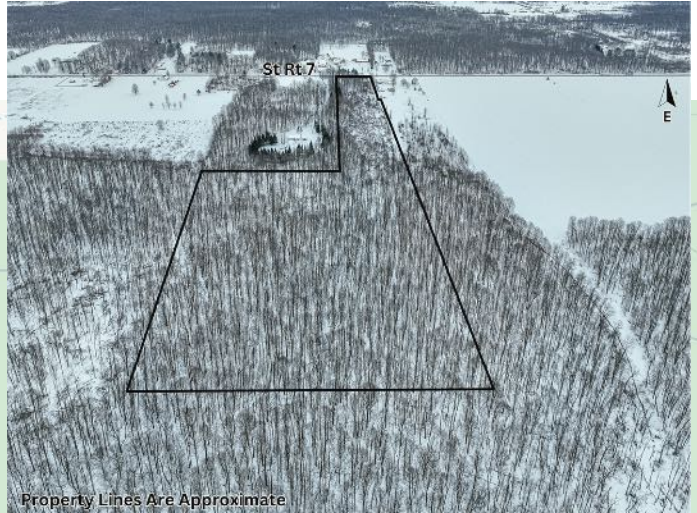
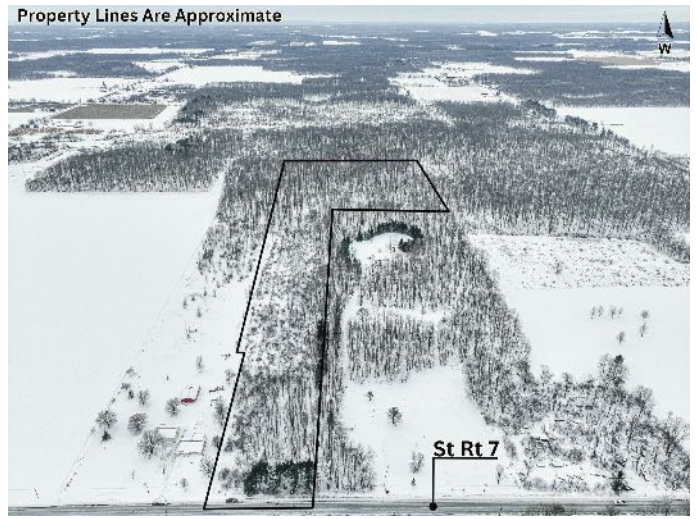


Situated in Ashtabula County along St Rt 7, this 22.87 acre property offers an excellent land investment opportunity. The property has 213' of road frontage, which is plenty of room to develop good access into the property. The land is mostly wooded and offers enough acreage for hunting and recreation, along with multiple building sites to develop your rural homestead. Pymatuning State Park is just a few miles from the property and offers many recreational activities, including public hunting along with some of the finest walleye and muskie fishing in Ohio. Lake Erie is also 17 miles from the property. All of the seller's mineral rights will transfer with the sale. Annual property taxes are approximately \$783.70. Do not miss this opportunity!

**AUCTION BEGINS CLOSING:
THURSDAY FEBRUARY 20TH, 2025 AT 6:00PM**



Property Lines Are Approximate



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AUCTIONEER BRIAN BAUER



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