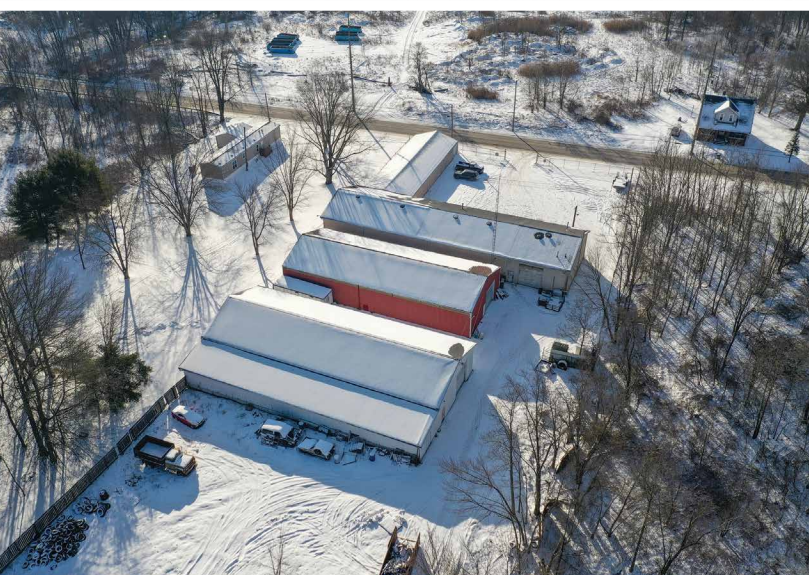


# ABSOLUTE AUCTION

WEDNESDAY, FEBRUARY 19, 2025, 10:00 AM  
REAL ESTATE SELLS FIRST



REAL ESTATE



## CONRAD'S AUTO RECYCLING INC. & AUTO PARTS

22650 ALLIANCE SEBRING RD.,  
ALLIANCE, OH 44601

### AUCTION HIGHLIGHTS

- Complete Liquidation, In Business Since 1977
- 7.5 Acres With Auto Salvage & Parts Business With Approx. 17,824 Sq. Ft. Under Roof
- Two Large Concrete Block Buildings Plus Two Large Pole Buildings
- Heated Shop & Warehouse, Fenced Front Lot Plus Rear Storage Yard
- Free Gas Heat Plus Some Royalties, No Zoning Restrictions
- Also Selling: Terex Forklift
- 9,000 Lb. Car Lift
- Loads Of Used Auto Parts

Live Onsite Auction With Online Bidding Available



Scan for auction details, including directions.

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

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Information is believed to be accurate but not guaranteed.  
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MLS



After 48 successful years in the car parts business with her late husband Conrad, Ruth Ann wants to retire and travel to places that do not use salt on winter roads. Buildings adaptable to multitude of uses, auto salvage, storage, commercial & industrial, etc. No zoning restrictions. Shown by appointment or open Tues. Feb. 18, 10:00 AM-4:00 PM

Main building 40 X 132 20-course block building with truss shingle roof, all with concrete. Sales office with counter/showroom, 40 X 32 heated shop with drive-thru with (2) 12' X 12' roll-up doors, 200-amp electric, restroom, large warehouse with firewalls and partial two-story with lots of shelving. 30 X 96 beige pole barn, concrete floor, metal sides and roof, (2) 8' overhead doors. 40 X 104 additional 20-course white concrete block warehouse in rear with concrete floor, shingle roof, 12 X 12 overhead door with additional 16 X 104 block side addition. 40 X 96 metal sided and roof red pole barn warehouse, concrete floor, roll-up doors. Building all real decent condition. Free gas off lease. Salvage motor vehicle dealer license available. Better take a look!

**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.

**TEREX ARTICULATE LOADER, CAR LIFT, LOADS & LOADS OF USED AUTO PARTS**

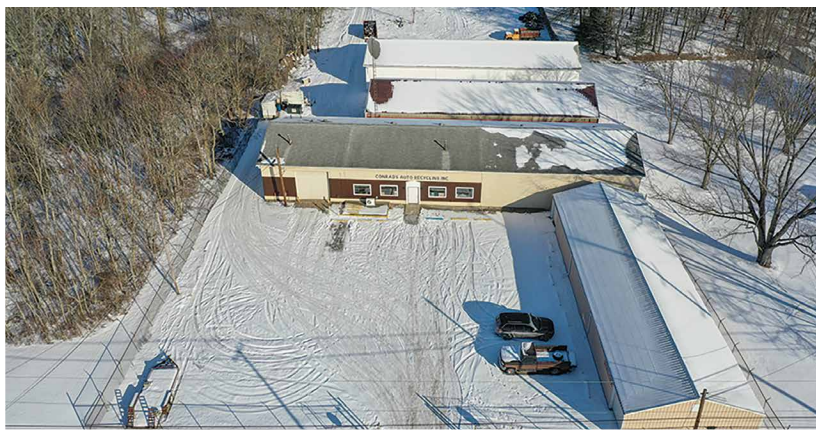
Terex articulate rubber tire wheel loader with cab and forks, SN 59538; Two-post 9,000 lb. car lift; older Clark LP gas solid rubber tire forklift needs carb. work; parts washer; hyd. lift; acetylene outfit; Coats 40-405 tire changer; shop shelving; numerous lots pipe car part shelving in buildings; building full of organized used auto parts including engines; trans; starters; struts; transfer cases; steering rods; windshield glass; gas tanks; fenders; doors; alt; few motors; etc. Lots of photos on website. Catalog list will be posted on website week before. I recommend parts buyers come to preview.

**ONSITE TERMS**

Driver's license or State ID required to register for bidder number. Cash, Check, Debit Card, Visa, or Master Card accepted. 14% buyer's premium on all sales; 4% waived for cash or check when paid sale day. Information is believed to be accurate but not guaranteed. Multi Par auction process may be used.

**ONLINE TERMS**

Visa, MasterCard & Wire Transfer accepted. Wire Transfer or Certified Check required on purchases totaling \$3,000 or greater. 10% buyer's premium on all sales. Information is believed to be accurate but not guaranteed. Multi par auction process may be used.



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**REALTORS  
 AUCTIONEERS  
 ADVISORS**

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