

# EPLING ESTATES COMMUNICATES

AUGUST 2024

EDITION 271

## Community Cash

Winning customer → Select Fiduciary, LLC  
 Property address → 4300 Lynn Rd, Ste 203-D, Ravenna, OH 44266  
 Selected charity → Animal Protective League of Portage County  
 Monthly prize → Winner donated share, so APL received \$125!



### TruGreen

We strive to help implement a professional lawn care program consisting of four applications to address weed control and fertilization. You may notice a small sign in the yard after a site visit indicating to remove after 24 hours. Many think that this means to stay off the lawn for 24 hours. However, it's safe for people and pets after the application dries, 15-30 minutes in most cases, but remember dew or rainfall may add to drying time. For more info visit [TruGreen.com](http://TruGreen.com).

### Calendar

08/01/2024 • Rent due date  
 08/05/2024 • AutoPays processed  
 08/15/2024 • Deferrals processed



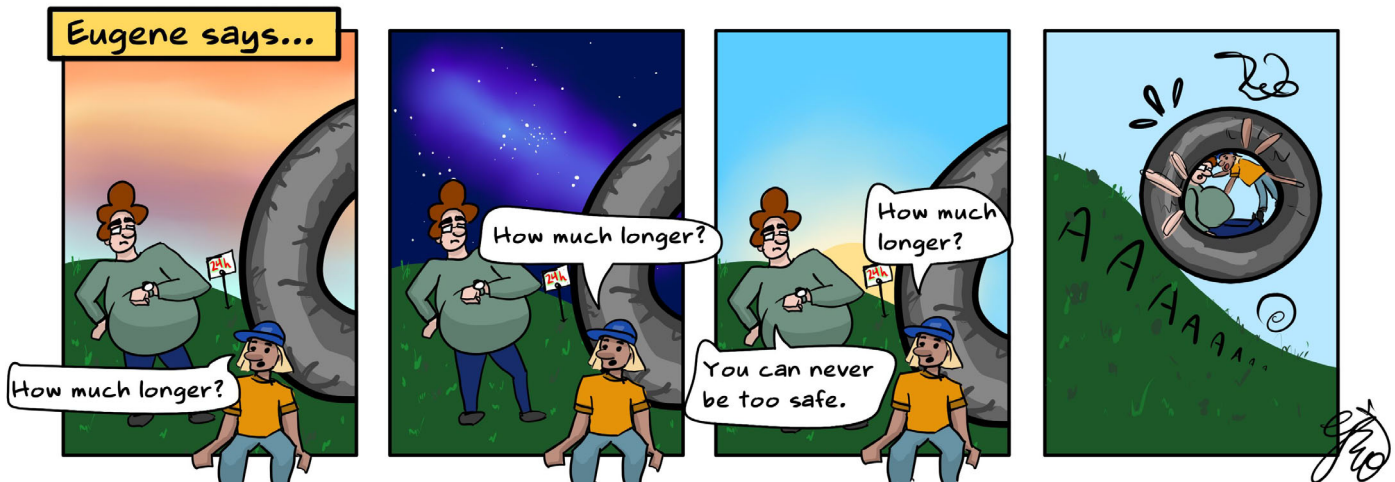
### Discounts

Prepay 12 mos ► Get ½ mo free  
 Prepay 18 mos ► Get 1 mo free  
 Prepay 24 mos ► Get 2 mos free

## Available Properties

| Address              | Description   | Price     | Date |
|----------------------|---|-----------|------|
| 4130 Sandy Lake Road | Rootstown * 120'x65' * Fully improved * Residential buildable lot | \$29,900  | Now  |
| 4140 Sandy Lake Road | Rootstown * 120'x65' * Fully improved * Residential buildable lot | \$32,900  | Now  |
| 4400 Lynn Road       | Rootstown * 2+ acres * Fully improved * Commercial vacant land    | \$329,000 | Now  |

**\$50 for rental referrals** ☺ **We are happy to add you to our waiting list** ☺ **\$500 for sales referrals**  
 Visit [www.EplingEstates.com](http://www.EplingEstates.com) for photos, videos, & much more



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