



**SULLIVAN**  
7 Old Rte 52, Jeffersonville, NY 12748

<https://gristmillrealestate.com>

**\$225,000**

This house has a lovely creek that flows behind the house. The property line goes to the other side of the creek and down to the bridge. Old Route 52 so the road is still maintained and plowed by the State and doesn't get any traffic on it. This house is the only property on that strip of road which is a big plus. A lot of TLC is needed to bring this house back to life. It is a total rehab but a real diamond once it is fixed up. This would have to be a cash sale. It is two lots being sold together. The main house lot is 1.93 acres and the second lot between the house and the bridge is .34 acre.

**Addendum:** 2 separate lots . 7 Old Rt 52 & 13 Old Rt 52, Jeffersonville, NY 12748 one is 1.93 ac and the other lot is .34 acre.

**MLS ID:** 20231734

**Status Category:** Active

**Zone:** A

**Year built:** 1920

**Bedrooms:** Four

**Living Room Level:** 1

**Kitchen Level:** 1

**Bedroom 1 Level:** 2

**Bedroom 3 Level:** 2

**Den Level:** 1

**Listing Category:** Residential

**Area, sq ft:** 1740 sq ft

**Acreage:** 1.93

**Age:** 100-200

**Full Baths:** One

**Dining Room Level:** 1

**Family Room Level:** 1

**Bedroom 2 Level:** 2

**Bedroom 4 Level:** 2

**Date added:** Added 10 months ago

## UTILITIES

**Utility Level:** 1

## EXTERIOR FEATURES

**Garage Type:** Garage Detached

**Lot Dimensions:** 2.5

**Style:** Cape

**Lot:** 8.1

## LOCATION DETAILS

**Area/Town:** Sullivan

**County:** Sullivan County

**School District:** Sullivan West Central Schools

**Directions:** Navigation To 7 Old Rt 52, Jeffersonville Ny 12748

**LISTED BY**

**Office Name:** Win Morrison Realty-k

**Agent Last Name:** Scanlan

**Agent First Name:** Siobhan



**Contact us**

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