



\$265,000

<https://gristmillrealestate.com>

How about a SWEET 2 bed 1 bath COTTAGE with a SCREENED-IN HEATED PORCH, a LONG MOUNTAIN VIEW across FOREVER WILD DEP land, plus TWO BUILD SITES already hooked up to electric and municipal services? How about if it was within WALKING DISTANCE to the Trailways bus stop, the Arkville Bread & Breakfast, Twisted Sister Yoga and Union Grove Distillery? WAIT - there's more! A lovely walking path ends at The Meadows golf course/driving range. The Arkville Bowl bowling alley is also nearby. Move right in, and see how lovely it is to be so close to so many amenities, but still tucked away! Come and see this very special home and property. Your Catskill Dream awaits!

MLS ID: 20232485

Status Category: Active

Zone: R

Year built: 1976

Bedrooms: Two

Living Room Level: 1

Kitchen Level: 1

Bedroom 2 Level: 1

Basement: Full, Walk Out, Concrete Floor, Unfinished

Other Rooms: Other/see Remarks

Date added: Added 1 year ago

Listing Category: Residential

Area, sq ft: 1064 sq ft

Acreage: 2.77

Age: 41-60

Full Baths: One

Dining Room Level: 1

Bedroom 1 Level: 1

SqFt 1st: 1064

Attic: Stair/crawl

Amenities: Bus Route

INTERIOR FEATURES

Appliances: Range, Range Hood, Refrigerator

Wood Stove: Freestanding, Wood

Additional Interior Features: Insulated Windows, Sliding Glass Doors, Gas Stove Connection, Washer Connection

Flooring: Vinyl

Cooling/Air Conditioning: Window Unit

UTILITIES

Heat Source: Baseboard

Hot Water: Electric

Plumbing: Mixed

Sewer: Municipal

Heating Fuel: Electric, Propane

Water: Municipal

Electricity: Circuit Breakers, To Be Decided

Utility Level: B

EXTERIOR FEATURES

Garage/Parking Extras: Driveway, Off Street

Style: Cottage

Construction: Frame/stick

Siding: T-111

Roof: Asph Shingle

Views: Mountain

Lot Dimensions: 2.77 Acres

Driveway: Dirt

Style: Cottage

Color: Green

Porch: Enclosed Porch, Screened Porch

Lot Features: Adjacent To State Land, Slope-gently, Slope-moderate, Wooded

Additional Exterior Features: Gas/propane Grill

Lot: 4700000

LOCATION DETAILS

Area/Town: Delaware

Lot/Site: Rural

Directions: Set Gps To 42981 State Rt 28, Which Is A Large Beige Building That Used To Be A Vet's Office. Don't Pass It, But Turn Down The Road Right Before It. At The End Of The Short Road, The Cottage Is On The Left.

School District: Margaretville

County: Delaware County

LISTED BY

Office Name: The Catskill Dream Team

Agent Last Name: Whitehouse Frome

Agent First Name: Phyllis



Contact us

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