



MARLBORO
37 Partington Ln, Marlboro, NY 12542

<https://gristmillrealestate.com>

\$474,900

This hidden weekend retreat is the last house at the end of a private lane. It is situated on over 5 acres with approximately 75' of water frontage. That's correct, walk right down and swim, fish or even just paddle out into your own water oasis. It is adjacent to two majestic mill ponds on the Lattintown Creek with an impressive water fall. The sounds of the rushing stream can easily be heard from this mostly cleared yard. There are two separate barbeque areas - one near the waterfront with 2 grills and picnic tables and another area on the back patio. The property also has a second septic system in place along with electric and water hook up. In fact, there is a brand new RV on site that sleeps ten which the seller is including in the sale that can easily accommodate family and friends. This property is also zoned agricultural if you have the desire to cultivate and harvest. This retreat is located less than 90minutes from the George Washington Bridge, and convenient to Newburgh and the Thruway. Conveniently located to the charming Village of Marlboro and less than a 10 minute drive will take you to everything you need for day to day living (groceries, hardware, dining, drugstore, fuel, etc..) The location, low taxes and access to a large body of water for recreational activities will make this an investment that makes sense.

MLS ID: 20233402

Status Category: Active

Zone: Rag1

Year built: 1930

Bedrooms: Two

Living Room Level: 1

Bedroom 1 Level: 1

SqFt 1st: 1367

Kitchen Room Size: 13x15

Bedroom 2 Room Size: 10x12.5

Attic: Scuttle

Listing Category: Residential

Area, sq ft: 1367 sq ft

Acreage: 5.4

Age: 61-100

Full Baths: One

Kitchen Level: 1

Bedroom 2 Level: 1

Living Room Room Size: 13x20

Bedroom 1 Room Size: 12x11

Basement: Finished, Full, Walk Out, Interior Access, Concrete Floor, Unfinished

Date added: Added 1 year ago

INTERIOR FEATURES

Kitchen Description: Eat In

Flooring: Mixed, Vinyl, Wood

Appliances: Dishwasher, Range, Refrigerator

Miscellaneous Features: Other/see Remarks

UTILITIES

Heat Source: Baseboard

Heating Fuel: Propane

Hot Water: Electric
Plumbing: Mixed
Sewer: Other, Septic-ingr.

Water: Drilled Well
Electricity: 200 Amps

EXTERIOR FEATURES

Garage/Parking Extras: Driveway, Off Street, Rv

Style: Ranch

Construction: Frame/stick

Porch: Breezeway, Open, Patio

Other Buildings: Other/see Remarks

Views: Water

Additional Exterior Features: Landscaped, Outside Lighting

Lot: 51

Driveway: Gravel

Style: Ranch

Siding: Block, Brick

Roof: Asph Shingle

Lot Features: Landscaped, Level, Meadow, Parking Lot, Wooded, No Outlet Street, Water Frontage

Water Features: Water Access, Water Front

Lot Dimensions: 708x385

LOCATION DETAILS

Area/Town: Marlboro

Lot/Site: Rural

Directions: From Newburgh, Rte. 9w North Towards Highland. Left On Western Ave. To Right On Partington Ln. Follow Straight To The End, Last Home On The Lane.

School District: Marlboro Schools

County: Ulster County

LISTED BY

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