



Hudson Valley -Catskill Region MLS



OTHER
County Rd 7, New York 13801

\$32,500

<https://gristmillrealestate.com>

3.10 acres of PRIME, FLAT, and TREELESS LAND in Chenango County, McDonough, NY. Tax ID #142.-1-7.415. Located within the Oxford Academy School District. There are ENDLESS POSSIBILITIES with the entire land being usable! ADDITIONAL BONUS: Also for sale are 2 acres adjoining this land #142.1-7.417 bordered by Pike Rd. and CR 7. Design and create a comfortable and beautiful living space. The location off of County Road 7 provides excellent access with spectacular panoramic views. You could potentially create a community garden, set up a green house, or plant fruit trees. If you're looking for an investment opportunity, you might consider leasing the land to local farmers (corn had been grown on the land and harvested in 2023). MCDONOUGH is known for its eclectic recreational use being located within the McDonough State Forest in the gently rolling hills of the Allegheny Plateau, and surrounded by other State Forests. The preserved natural beauty attracts many artists, outdoor sports enthusiasts, families, and those seeking a peaceful refuge. it's just a short trip to peak tourist attractions within about a 60-mile radius of the major cities of Binghamton (32 miles), Oneonta (50 mi), and both Syracuse and Cooperstown (62 mi). In addition, the Finger Lakes Region is an hour away, NYC 4 hrs. and Rochester, NY 2.5 hrs. Refer to this site, mcdonoughny.com for further information on this historical town.

MLS ID: 20233523

Status Category: Active

Acreage: 3.1

Date added: Added 1 year ago

Listing Category: Lots/land

Zone: 03

Type: [Residential](#)

UTILITIES

Electricity: Within 1/4 Mile

Utilities: Electric

EXTERIOR FEATURES

Road Frontage: County Road, Paved

Irrigation: Yes

Lot Dimensions: 3.10 Acres

Lot: 7.415

Views: Meadow, On-site Clear

View Description: Panoramic

Lot Description: Additional Land Available, Landscaped, Level, Meadow, Slope-gently, Other/see Remarks

Lot/Site: Rural

LOCATION DETAILS

County: Out Of County

Location: Rural

LISTED BY

Office Name: Coldwell Banker Timberland

Agent Last Name: Lennon

Agent First Name: Susan



Contact us

Phone:

(845) 246-3200
Toll Free: (800) 664-5503
Fax: (845) 246-3901

Email:

gristmill@gristmillrealestate.com

Address:

265 Main St, Saugerties, NY 12477

