



**KINGSTON, CITY**  
127 Prospect St, Kingston, NY 12401

<https://gristmillrealestate.com>

**\$349,900**

Centrally located 2-family home in the City of Kingston. Two identical floor plans on each level which include two bedrooms, a living room, kitchen, and full bathroom with a tub. This home has been meticulously maintained by the same owner for many years. There are separate utilities for each space with individual gas and electric meters. Each tenant has occupied their apartments for many years and are currently both on a month-to-month basis. The current rent on each apartment is about 50% below market. There is a fenced-in backyard with a small shed for lawn maintenance equipment. There are two onsite parking spaces. There is a full walk-up attic and a full basement.

**Addendum:** Please note expenses are per owner.

**MLS ID:** 20240193

**Status Category:** Pending

**Zone:** R-2

**Year built:** 1885

**Bedrooms:** 4

**Attic:** Storage, Walk Up

**Number of Units:** 2

**Unit 1 Baths:** 1

**Unit 2 Bedrooms:** 2

**Unit 2 SqFt:** 831

**Listing Category:** Multi-family

**Area, sq ft:** 1662 sq ft

**Acreage:** 0.11

**Age:** 100-200

**Basement:** Full, Interior Access, Unfinished

**Amenities:** Garden Area, Play Area, Public Transportation, Bus Route

**Unit 1 Bedrooms:** 2

**Unit 1 SqFt:** 831

**Unit 2 Baths:** 1

**Date added:** Added 12 months ago

## INTERIOR FEATURES

**Appliances:** Range, Refrigerator

**Cooling/Air Conditioning:** Window Unit

**Flooring:** Carpet, Vinyl

## UTILITIES

**Heat Source:** Baseboard

**Hot Water:** Gas

**Plumbing:** Mixed

**Sewer:** Municipal

**Heating Fuel:** Natural Gas

**Water:** 542, Municipal

**Electricity:** 100 Amps

## EXTERIOR FEATURES

**Garage/Parking Extras:** Driveway, Off Street, 2 Car, 3 Car +

**Style:** Duplex, Two Story

**Porch:** Enclosed Porch, Open

**Other Buildings:** Shed

**Additional Exterior Features:** Fenced Full, Landscaped, Fence, Chain Link, Privacy Fence, Screened Porch

**Lot:** 26

**Driveway:** Blacktop

**Construction:** Frame/stick

**Roof:** Asph Shingle

**Lot Features:** Level

**Lot Dimensions:** 60 X 82

## LOCATION DETAILS

**Area/Town:** Kingston, City

**Elementary School:** G.washington K-4

**County:** Ulster County

**School District:** Kingstonconsold

**Lot/Site:** City

**Directions:** From Broadway Head Southwest Along Liberty St, 0.10 To Right Onto Prospect St; Property Is Approximately 120 Feet On Left

## LISTED BY

**Office Name:** Berardi Realty

**Agent First Name:** Amy

**Agent 2 First Name:** Gregory

**Office 2 Name:** Berardi Realty

**Agent Last Name:** Hawks

**Agent 2 Last Name:** Berardi



### 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

