



**SULLIVAN**  
Breezy Hill Rd, Liberty, NY

<https://gristmillrealestate.com>

**\$249,900**

Awesome location and complete privacy set this gorgeous piece of heaven apart from the others. With nearly 25 acres, a drilled well and clearing for a home, it is located just up the road from the Willowemoc Creek, a popular trout fishing river with public access fishing areas nearby. Downtown Livingston Manor for shopping, dining, brewery and great "Little River Town" experience is just a short drive away. The property is very level making it perfect for hiking, hunting, cross country skiing, snow shoeing and ATV's. There are spectacular views in different directions and with a little selective tree work you are certain to get sweeping vistas all year long. Peaceful brook runs through the back half of the property. Beautiful mature hardwoods and pines grace the woodland which has not been harvested in 25+/- years. Large road frontage of 1,881' assures your privacy. This is a property that will fuel an everlasting romance.

**MLS ID:** 20240627

**Status Category:** Active

**Acreage:** 24.75

**Date added:** Added 6 months ago

**Listing Category:** Lots/land

**Zone:** Res

**Type:** [Residential](#)

## UTILITIES

**Water:** Drilled Well

**Utilities:** Cable Available, Electric Available

**Electricity:** On-site

## EXTERIOR FEATURES

**Road Frontage:** County Road, Paved

**View Description:** Mountain, Panoramic, Other

**Lot Description:** Level, Private, Slope-gently, Slope-moderate, Sub Dividable, Wooded

**Lot/Site:** Rural

**Views:** Mountain, On-site Clear, Seasonal, Valley

**Lot Dimensions:** 1500x1000

## LOCATION DETAILS

**Area/Town:** Sullivan

**Location:** Rural

**County:** Sullivan County

**LISTED BY**

**Office Name:** Malek Properties, Inc.

**Agent Last Name:** Malek

**Agent First Name:** Carol



**Contact us**

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