

LISTING DETAIL

MLS # 30438
Status ACTIVE
Type Forest
Township Callicoon Township
County Sullivan County

Address 1528 County Route 123
Address 2
City Callicoon Center
State NY
Zip 12724
Class LAND
Asking Price \$79,000

Kevin J Graham
American Heritage
Off: (845) 482-5565
Off: (845) 482-5565
4936 Route 52
Jeffersonville NY 12748
kjgraham@hvc.rr.com
americanheritagerealestate.com

Directions Leaving Callicoon Center going North on County Rt 123 (Gulf Rd.) the property is on the left hand side.

GENERAL

Listing Type Exclusive Rights
Acreage 11-40
Electric At Site
Water Well Water On Site
Sewer Septic System On Site
Number of Acres 26.00
Price Per Acre
School District Sullivan West

Development
Approx Lot Size-Front 600
Approx Lot Size-Side
Tax Map-Section 11
Tax Map-Block 1
Tax Map-Lot 25.1
Parcels
Subdividable Y/N Yes

FEATURES

WATER Drilled Well
SEWER Septic
NEAR (UNDER 5 MILES) Golf, Hotels, Lake/Stream, Parks, River,
 Schools, Shopping
ROAD County, Paved
LAND CONDITION Gentle Sloping, Mixed

LAND FEATURES Hunting, Sub Dividable, View, Wooded,
 Rugged
POSSIBLE FINANCING Conventional, Owner First
TO SHOW Call Broker
DOCUMENTS ON FILE Disclosure, Survey, Tax Map
OPTIONS Sale Only

FINANCIAL

Town & County Tax
School Tax
Village Tax
Tax Year 2010

Approx Total Taxes 1600
Tax Exemption Y/N No
Land Value
Total Value
Financing Terms

REMARKS

Property includes a slab with electric, septic and well. Great for hunting and hiking. Subdividable.