

Public Detail with Addl Pics Report

Listings as of 05/09/17 at 6:35pm


Active 05/07/17	Listing # 114817	5681 Route 22, Northeast, NY 12546 Map	Listing Price: \$5,129,080
County: Dutchess			
Property Type	Farm		
Area	Northeast		
Beds	7	Approx Finished SqFt	2907
Baths(FTHQ)	1 (1 0 0 0)		
Year Built	1888	Lot Sq Ft (approx)	20298960
Tax Map ID	7170-1-541773	Lot Acres (approx)	466.0000
DOM	2		

School District Webutuck

Directions Start out going southeast on N Center St toward John St. 0.05 mi Turn right onto Main St/US-44 W. Taro's Ny Style Pizzeria is on the corner, 0.08 mi Turn left onto N Elm Ave/US-44 W/NY-22. Continue to follow Rte 22 for 1.8 miles, signs

Marketing Remark This listing is a a 466 +/- acre farm which has been surveyed and individually described in three parts. There are natural division lines by Rte. 22 and McGhee Hill Road. The sale of any individual parcel is subject to final T/O Northeast subdivision approval. This listing consists of a large 13 room Victorian as described with high ceilings, generous rooms, hard wood floors and classic Victorian detail inside and out. There is also a 2 BR 1 Bath cottage, an antique poast and beam barn with new roof and a large auction/concert barn being approximately 6160 sq. ft. the approximate 170 open acres is under crop lease and will be planted again this spring. Farmer of record will be allowed to remove their crops post title transfer if applicable. Approximately 300 acres is in old and new woods with access points and wood roads. The main house could be a very interesting Bed and Breakfast after renovation. We are also in process of investigating allowed uses for the Auctin barn..

Special Conditions	None/Unknown	911 Address	5681 Rte. 22
Sign on Property	Yes	Ag District	Yes
Lot Size	466.26	Topography	rolling and level
% Wooded	%64 (297 +/- wooded)	% Cleared	%36 (169+/- acres)
Survey	Yes	Waterfront	Yes (Stream and pond site)
Zoning	A3A	Paved Street	Yes
Views	Berkshire (foothills), Catskills, Country, Far Reaching, Farmland, Hilltop, Panoramic, Valley View	Pond/Stream	Yes (Stream)
Flood Zone	No	Color	white
Construction	Frame	Style	Victorian
Green Features	No	Condition	Fair
Farm Type	Filed crop (corn/hay)	Insulation	Old style
Roof	Asphalt	Siding	Clapboard, Shakes
# of Rooms	13	Possession	At title tranfer
# of Fireplaces	1	Fireplace Type/Loc.	Living Room
Porch/Deck Options	Porch/Deck (Covered wrap around)	Windows	Double Hung (old style original)
Walls	Paneling, Plaster	Floors	Hardwood
Foundation	Stone	School Tax	\$14493.00
Town Tax	\$7944.00	Assessment	\$1692400
Assessors FulMrktVal	\$1692400.00	Tax Exemptions	Yes (farm exemptions)
Water	Well	Sewer	Septic
Electric	200 Amps	Heat Type	Oil, Hot Water
Water Heater	Electric		

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U.S. Patent 6,910,045

