



MLS#: **S1255739** **Lots, Land, Farms, and Seasonal/Camps** **A-Active**
0 State Highway 80 List Price: **\$150,000**
 County: **Chenango** Zip: **13464** LP/SF:
 Town: **Smyrna** Pstl City: **Smyrna** Acres: **114.00**
 Area #: **Smyrna-086089** Cross St: **Bisby**
 Subdivision: Lot Front: **1,050**
 TxMap#: **086089-013-000-0001-025-000-0000** Lot Depth: **4,612**
 City Nghbrhd: Lot Shape:
 School Dist: **Sherburne-Earlville** Lot #: **25**
 High School: SqFt:
 Middle School: # Photo: **13**
 Elem School:

General Information

Type: **Building Lot, Other - See Remarks, Recreation, Residential** Improvement:
 Topography: **Other - See Remarks, Rolling, Scenic, Slight Slope, Steep Slope**
 Road Ft/Desc: **County, Other - See Remarks, State** Buildings: **Other - See Remarks**
 Zoning: Milk Mkt: # Horse Stls: **0**
 Land Feat: **Open Farm, Other - See Remarks, Scenic View, Wooded - Partial**
 Addl Rooms:
 Bedrooms: Baths: Stories: Rooms:
 On Wtrfrnt: **No** Footage:
 Name: Island Name: Rip Rgts: **No**
 GOM Rts Rsv: **No** Timber Rgts Rsv: **No**
 Public Remarks: **Large acreage farm or recreational property. Over 100 ares with a gentle slope up toward the rear of the property. Ideal mix of open farm land in front gives way to transitional forest to more mature hardwoods at the back of the site. Existing gas well just off road. Views and tranquil setting provides for a choice home site, recreational hiking and hunting, or expand the fields to provide more agricultural options.**

Unbranded VT: [Click Here](#)
 Aerial Drone Video: [Click Here](#)
 Virtual Tour 3D:

Directions: **From Georgetown head south on Route 80. Left through Otselic. Land on left approximately 3 miles from Otselic.**

Residence Information

Style of Res: Garage:
 Exterior Cnstr:
 BR 1st Flr: BR 2nd Flr: BR 3rd Flr: **0** BR Basement: **0**
 FB 1st Flr: FB 2nd Flr: FB 3rd Flr: **0** FB Basement: **0**
 HB 1st Flr: HB 2nd Flr: HB 3rd Flr: **0** HB Basement: **0**
 Kitchen:
 Basement:
 Floor:
 Attic: Roof Desc:
 Addl Rooms:
 Interior Feat:
 Exterior Feat:
 Appliances:
 Accessibility:
 Foundation:
 Emerg Backup:
 ENERGY STAR
 Qualified@:
 # Fireplace: **0** # Artificial: **0** # Gas: **0** # Pellet: **0**
 # Wood Burning: **0** # Wood Stove: **0** # Coal: **0** # Other: **0**
 # Freestanding: **0** # Not to Code: **0**

Utilities Information

Utils on Site: **Other - See Remarks**
 HVAC Type: Waste Disp: **Septic Required**
 Utils Avail: **Electric, Other - See Remarks, Telephone**
 Heating Fuel: Water Htr Fuel:
 Water Supply: **Well Required**
 Type of Well: **None** Well Location:

Miscellaneous Information

Avail Docs: **Aerials**
 Dev Status: **Cleared Land, Other - See Remarks, Raw Land**
 Soil: Restrictions:
 Seller Provides:
 Conditions: **Other - See Remarks**
 Seller Stake in Lnd: Addl Site Data: **Agricultural District, Easements, Other - See Remarks**

Driveway Desc: **Other - See Remarks**
Possible Uses: **Agriculture, Horses, Other - See Remarks, Recreational, Single Family Development**
Lot Information: **Rural**
Crop Acres: **0.0000** # Timber Acres: **0.0000** # Wooded Acres: **0.0000**
Tillable Acres: **0.0000** # Pasture Acres: **0.0000**

Financial Information

Type of Sale:	Normal	Annl Spc Assess:	\$0	Lot Rent:	
Tax Info:		Assess Val:	\$55,700	School Tax:	\$970
Town/Cnty Tax:	\$994	City/Vil Tax:	\$0	Total Taxes:	\$1,964
Closed Date:		Sales Price:		DOM:	144

MLS#: **S1255739**

Brett Ransford

Canaan Realty

Not Licensed in New York State

8645 E. Seneca TNPk Manlius, NY 13104

Listing content is subject to copyright and license agreements, and may only be used as permitted by MLS rules, regulations, and policies. Listing content is not guaranteed accurate by the MLS Friday, July 31, 2020