



MLS#: **51256840** **Lots, Land, Farms, and Seasonal/Camps** **A-Active**
75 Cimarron Rd List Price: **\$2,295,000**
 County: **Putnam** Zip: **10579** LP/SF:
 Town: **Putnam Valley** Pstl City: **Putnam Valley** Acres: **380.00**
 Area #: **Putnam Valley-372800** Cross St: **Sprout Brook Road**
 Subdivision: Lot Front: **1,345**
 TxMap#: **372800-072-000-0001-047-000-0000** Lot Depth: **2,261**
 City Nghbrhd: Lot Shape:
 School Dist: **Putnam Valley** Lot #:
 High School: SqFt:
 Middle School: # Photo: **23**
 Elem School:

General Information

Type: **Building Lot, Camp, Other - See Remarks, Recreation** Improvement: **Other - See Remarks**
 Topography: **Hilly, Level, Rolling, Slight Slope, Steep Slope, Wet Lands-Some**
 Road Ft/Desc: **Other - See Remarks** Buildings: **Arena, Other - See Remarks, Shed**
 Zoning: Milk Mkt: # Horse Stls: **10**
 Land Feat: **Creek/Stream, Other - See Remarks, Scenic View, Wet Area, Wooded**
 Addl Rooms:
 Bedrooms: Baths: Stories: Rooms:
 On Wtrfrnt: **Yes/River/Stream/Creek** Footage: **5,000**
 Name: **Canopus Creek** Island Name: Rip Rgts: **Yes**
 GOM Rts Rsv: **No** Timber Rgts Rsv: **No**
 Public Remarks: **Incredibly rare opportunity to find nearly 400 acres less than 40 miles to NYC. Cimarron Ranch is a large acreage site for a multitude of options from private estate, retreat opportunities, recreational and much more. Existing horse ranch with established trails and generations of history as being a well known Dude ranch from eras gone bye. Celebrities and many city folks have enjoyed summers and hours at this rare find. Situated on a sloping ridge this relaxing acreage site will provide great hunting, hours of relaxation, fishing in the fresh air just a short distance from the hustle to today's busy life style. Come take a look at what Cimarron Ranch has to offer. Although, most of current building will need complete renovations, it's a great canvas for your dream.**

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

Directions: **From Peekskill N. Division Street becomes Oregon Road, to Rt 20 (Approx 2.5 miles) North past Lake Peekskill, left onto Cimarron Road for approx. 4,000' to ranch entrance.**

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** Waste Disp: **Septic, Septic Required**
 HVAC Type:
 Utils Avail: **Cable, Electric, Other - See Remarks, Telephone** Water Htr Fuel:
 Heating Fuel:
 Water Supply: **Other - See Remarks, Well** Well Location:
 Type of Well: **Drilled**

Miscellaneous Information

Avail Docs: **Aerials, Other - See Remarks, Topographical Data**
 Dev Status: **Other - See Remarks**

Soil: **Other - See Remarks**
Seller Provides: **Other - See Remarks**
Conditions: **Other - See Remarks**

Restrictions: **Other - See Remarks, Wetlands**

Seller Stake in Lnd:

Addl Site Data:

Driveway Desc: **Dirt, Other - See Remarks, Stone/Gravel**

Possible Uses: **2nd Home Development, Agriculture, Duplex Development, Horses, Hotel/Motel, Other - See Remarks, Recreational, Single Family Development**

Lot Information: **Rural, Secluded**

Crop Acres: **0.0000**

Timber Acres: **0.0000**

Wooded Acres: **350.0000**

Tillable Acres: **0.0000**

Pasture Acres: **10.0000**

Financial Information

Type of Sale: **Normal**

Annl Spc Assess: **\$0**

Lot Rent:

Tax Info:

Assess Val: **\$2,262,400**

School Tax: **\$59,005**

Town/Cnty Tax: **\$33,450**

City/Vil Tax: **\$0**

Total Taxes: **\$92,455**

Closed Date:

Sales Price:

DOM: **343**

MLS#: **S1256840**

Brett Ransford

Canaan Realty

Not Licensed

8645 E. Seneca TNPk Manlius, NY 13104

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