



MLS#: **S1273677** **Lots, Land, Farms, and Seasonal/Camps** **A-Active**
Lot B Purdy Rd List Price: **\$24,500**
 County: **Madison** Zip: **13402** LP/SF:
 Town: **Madison** Pstl City: **Madison** Acres: **4.46**
 Area #: **Madison-254089** Cross St: **Quarterline**
 Subdivision: Lot Front: **364**
 TxMap#: **254089-139-000-0001-003-002-0000** Lot Depth: **880**
 City Nghbrhd: Lot Shape:
 School Dist: **Madison** Lot #: **2**
 High School: SqFt:
 Middle School: # Photo: **10**
 Elem School:

General Information

Type: **Recreation, Residential** Improvement:
 Topography: **Rolling, Scenic**
 Road Ft/Desc: **Town** Buildings: **None**
 Zoning: Milk Mkt: # Horse Stls: **0**
 Land Feat: **Wooded, 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: **Wooded lot on Purdy Rd. An ideal setting for your new homes site. Just under 4 1/2 acres with ample road frontage and an easy commute to nearby Hamilton.**

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

Directions: **From Hamilton take County Route 83/ Lake Moraine Rd. Right onto Center Rd/ County Rd 68. Right onto Quarterline Rd. Turn right onto Purdy Rd. Property is approximately half mile down road on right just after the bend.**

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: **None**
 HVAC Type: Waste Disp: **Septic Required**
 Utils Avail: **Cable, Electric, Telephone**
 Heating Fuel: Water Htr Fuel:
 Water Supply: **Well Required**
 Type of Well: **None** Well Location:

Miscellaneous Information

Avail Docs: **Aerials**
 Dev Status: **Raw Land**
 Soil: Restrictions:
 Seller Provides:
 Conditions: **Other - See Remarks**
 Seller Stake in Lnd: Addl Site Data:
 Driveway Desc: **None**
 Possible Uses: **Recreational, Single Family Development**
 Lot Information: **Rural**

Crop Acres: **0.0000**
Tillable Acres: **0.0000**

Timber Acres: **0.0000**
Pasture Acres: **0.0000**

Wooded Acres: **0.0000**

Financial Information

Type of Sale: **Normal**
Tax Info:
Town/Cnty Tax: **\$116**
Closed Date:

Annl Spc Assess: **\$0**
Assess Val: **\$67,000**
City/Vil Tax: **\$0**
Sales Price:

Lot Rent:
School Tax: **\$165**
Total Taxes: **\$281**
DOM: **41**

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Brett Ransford
Not Licensed in New York State

Canaan Realty
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