



New Listing

MLS#: **S1414818** **Lots, Land, Farms, and Seasonal/Camps** **A-Active**
30 acres Chicken Coop Rd List Price: **\$146,000**
County: **Schuyler** Zip: **14886** LP/SF:
Town/City: **Hector** Pstl City: **Hector** Acres: **30.00**
Area #: **Hector-442689** Cross St: **Voorheis**
Subdivision: Lot Front: **368**
TxMap#: **442689-014-000-0001-017-211-0000** Lot Depth: **1,462**
City Nghbrhd: Lot Shape:
School Dist: **Trumansburg** Lot #:
High School: SqFt:
Middle School: # Photo: **10**
Elem School:

General Information

Type: **Other - See Remarks, Recreation, Residential** Improvement:
Topography: **Other - See Remarks, Rolling, Scenic**
Road Ft/Desc: **Town** Buildings: **None**
Zoning: **Agricultural** 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: **Country acreage abounds on this 30+/- acre estate sized setting. Over 300' of deeded road frontage which provides "elbow room". This partially wooded and field setting is nestled between Cayuga and Seneca Lakes in the heart of the NY Finger Lakes Region. The front roughly 4 acre section is wooded with an ideal canopy of mainly hardwoods providing choice building options. As you exit the wooded area, the land opens up a mostly level field, just over 20 acres, which provides a great sunrise view. If you are seeking a country building site in the Finger Lakes Region this is a spot you will want to see! For the recreational and hunting enthusiast, the site is across the road from the Finger Lakes National Forest which consists of over 16,000 acres of public forest.**

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

Directions: **From Ithaca north on Trumansburg Rd (Rt 96) approx. 6 miles. Left onto Rt 142 (Perry City Rd) approx. 7 miles to a right onto Stillwell Rd for 2000'. Left onto Chicken Coop Rd. Land is on left 1.5 miles just past 5300 Chicken Coop Rd.**

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, 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: **Agricultural District**

Driveway Desc:

None, Other - See Remarks

Possible Uses:

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:

\$122,000

School Tax:

\$935

Town/Cnty Tax:

\$403

City/Vil Tax:

\$0

Total Taxes:

\$1,338

Closed Date:

Sales Price:

DOM:

2

MLS#: **S1414818**

Brett Ransford

Canaan Realty

Not Licensed

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 Wednesday, June 22, 2022