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|---------------------------|-------------------|-------------------|---|-------------|-----------------|
| MLS#: | 201624408 | Status: | . | List Price: | \$99,900 |
| Address: | 0 EAST RD | | | Map: | 130gj126 |
| City/Town (taxing entity) | Stephentow | | | Zip: | 12168 |
| City/Town (Mail Address) | Stephentow | | | | |
| County: | Rensselaer | Locale: | | Village: | |
| Schooo District: | Berlin | Projected School: | | | |

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|---------------------|--|--------|-------------|
| Documents Avail: | Survey, Legal Description | Water: | None |
| Utilities Avail: | Electric at Road, Telephone Available | Sewer: | None |
| Structures On Site: | None | | |

| ANNUAL TAXES | | OFFERING TERMS | | Lot Size: | |
|--------------|-------------------|----------------|-----------|--------------|--|
| General: | \$ 1,075 A | Assum Mtg: | | Description: | Level, Hilly, Wooded, Brook, View |
| School: | \$ 1,211 A | Balance: | \$ | Zoning: | R-U Res |
| Village: | \$ | Rate: | | Frontage: | 2300 |
| Total: | \$ 2,286 A | | | Acres: | 65.760 |
| Spec Assess: | \$ | | | | |

Remarks: **PRICED TO SELL! If you're looking to build, don't wait until spring. Buy now before prices go up! Pretty picturesque parcel on a residential country road located minutes to Jiminy Peak ski resort, the Berkshires and Williamstown, MA. EZ commute to Albany. Located just off Route 43 for easy access. Over 2,300' feet of road frontage making it ideal for potential development.**

Directions: **From Albany, take I-90 E to exit 8 to NY 43 E. Follow NY 43 to Stephentown. Cross Route 22 and continue on NY 43 for 0.8 mi., turn left on East Rd. Land is 0.3 mi. on the right.**

Possession:

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