

Agent Detail with Addl Pics Report

Listings as of 07/07/19 at 8:52pm

Active 07/07/19 **Listing # 127631** 24 Fairview Drive, Copake, NY 12516 [Map](#) **Listing Price: \$235,000**
County: Columbia



Property Type Residential
Area Taconic Shores
Beds 2
Baths(FTHQ) 2 (2 0 0)
Year Built 1972
Tax Map ID 176.-1-1-55

Approx Finished SqFt 900
Lot Sq Ft (approx) 12197
Lot Acres (approx) 0.2800

Owner Name Shoureck
DOM 0

Showing Instr. Agent must accompany all showings



School District Taconic Hills

Directions From Center Hill, Copake to Fairview Drive (Taconic Shores Home Owners Association) house on corner, see sign.

Marketing Remark In Taconic Shores lake community, you find this two bedroom, two bath Ranch home in excellent condition....literally ready for you to move right in. All furniture, garden tools and even the chopped firewood for the fireplace in living room and 'Defiant' wood-stove in great room downstairs, is included with sale!! New architectural shingle 30-year roof, brand new water heater, new radon system installed, new water softener, triple pane windows are just some of the features that make this home in excellent condition. Beautiful yard with mature plantings, flowering trees and a circular driveway is even more reason why this home is an excellent value. Robinson Pond is 115 + acre Lake that is mainly for swimming boating, fishing and aesthetics, augmented by the dam, which Roeliff Jansen Kill is the major tributary. House in excellent condition with rights to a 115 acre beautiful lake....what more could you ask for!! :)

Listing Agent Margaret K Bower Avenia (ID:boweragent) Primary:518-697-9865, FAX: 212-731-0210
Listing Office Columbia County Real Estate Specialists, LLC (ID:CCSpecial) Phone: 518-325-9784, FAX: 212-731-0210
Agreement Type Excl. Right to Sell **Listing Date** 07/07/19 **Expiration Date** 07/05/20

Sub Agency0	Buyer Agency2.5	Brokers Agent Comp0	
1st Floor	900	Basement SqFt	900
Special Conditions	None/Unknown	Phone to Show	(518) 697-9865
General Information			
911 Address	24 Fairview, Lot #497	Sign on Property	Yes
Zoning	Residential	Pond/Stream	Robinson Pond ~ 115 Acres
Water Rights	Yes	Views	Neighborhood, Parklike, Wooded
Secluded	Semi (In back yard)	Paved Street	Yes
Ag District	Yes	Flood Zone	Unknown
Other Buildings	Shed(s)	Possession	At Closing
Signed Ld Paint Disc	Yes		
Room Sizes/Location			
Total Rooms	#5	First Floor	Bedroom 1, Bedroom 2, Bath (Full), Living Room, Kitchen (Eat-in)
Other Floor	Living Room, Great Room, Other room (Bar)		
Property Features			
Style	Ranch	Green Features	No
Condition	Excellent	Construction	Frame
Roof	Asphalt (2017), Shingle	Basement	Finished, Full (w/Bathroom & Bar), Walkout
Basement Comments	Full, finished, bathroom, bar area	Siding	Vinyl
Windows	Other (TRIPLE Pane)	Walls	Paneling, Sheetrock
Floors	Carpet, Other	Foundation	Poured Concrete
# of Fireplaces	1	Fireplace Location	Living Room
Heating Stv Location	Basement	Heating Stove Type	Wood Stove Insert
Public Records			
School Tax	\$1085.40	Town Tax	\$1131.29
Assessment	\$132353	Assessors FulMrktVal	\$135000.00
Tax Exemptions	Yes		
Utilities			
Water	Community, Municipal	Sewer	Septic Tank
Electric	200 Amps (110 amps upstairs, 220 amps downstairs)	Heat Type	Base Board
Fuel	Electric, Wood	Water Heater	Electric (Brand new June 2019)
Home Owners Assoc	Yes	HOA Fee Amount	\$1217.47
Appliances Included	Clothes Dryer, Clothes Washer, Microwave, Refrigerator, Stove		

Presented By: Margaret K Bower Avenia / Columbia County Real Estate Specialists, LLC Phone: 518-697-9865

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 U.S. Patent 6,910,045