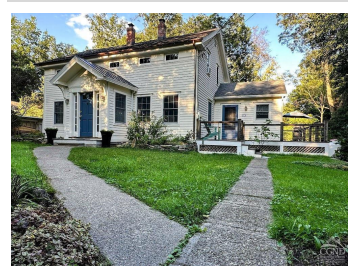


Public Detail with Addl Pics Report

Listings as of 09/02/23 at 11:11pm

Active 08/31/23 **Listing # 149688** **177 Old Town Rd, Hillsdale, NY 12529** [Map](#) **Listing Price: \$640,000**
County: Columbia

	Property Type	Residential	Property Subtype	Deeded
	Town (Taxable)	Hillsdale		
	Beds	3	Approx Finished SqFt	1700
	Baths	3 (1 2 0 0)		
	Year Built	1890	Lot Sq Ft (approx)	47045
	Tax Map ID	146.1-1-14	Lot Acres (approx)	1.0800
	DOM	2		

School District Taconic Hills

Directions From traffic light in Hillsdale travel East on Route 23. Turn left on Old Town Road just past Four Brothers Plaza. Property is third on the right, see sign and brown fence.

Marketing Remark This *impeccable 1890's Hillsdale home* is a beautiful combination of original character, tasteful updating and fine craftsmanship. The quaint 3-bedroom, 2-bath, center hall eyebrow colonial is as special as they come, semi secluded on a back road, close to town.

A stylish entryway addition features copper gutter, period details, standing seam roof and magnificent front door. You will enjoy the bright and airy kitchen featuring exposed beams, vaulted ceiling, hardwood floor and skylight. The warm open kitchen-dining room-living room floor plan includes a great room with built-in shelving, coffered ceiling and original wide-board floor. Board and batten interior doors with original hardware and handcrafted radiator covers add to the overall character and charm.

The home has been well maintained and wrapped in cedar siding. It is set up beautifully for entertaining with an extensive white oak wrap-around deck overlooking the private back yard and babbling Mud Creek trout stream. There are two substantial outbuildings. A detached heated garage with studio space above and a (28x32) heated shop with full insulated basement below. Private, secluded and close to everything. Make this special property the home you'll treasure forever.

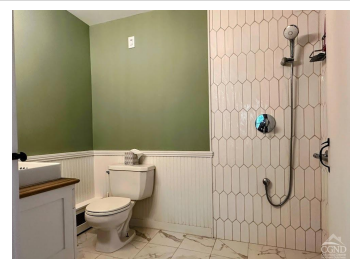
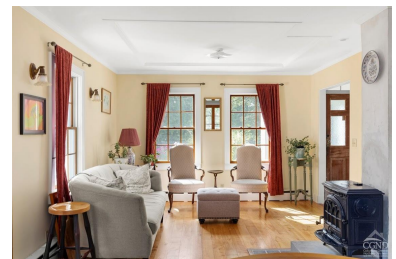
*Main house has 3 bedrooms, 2 baths.

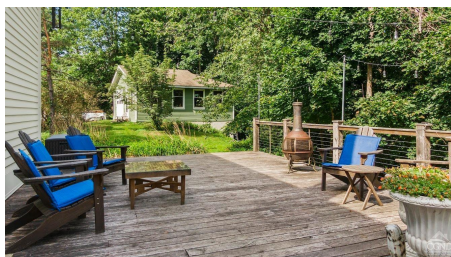
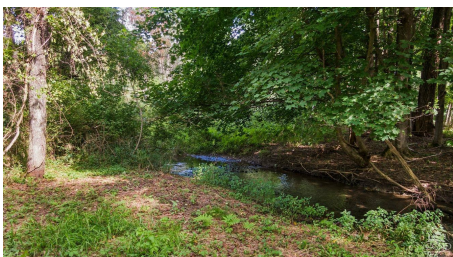
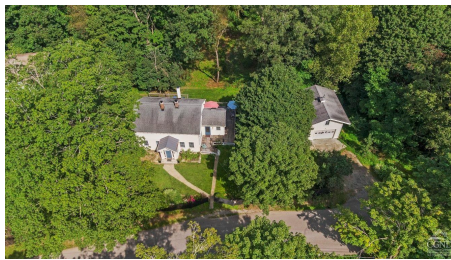
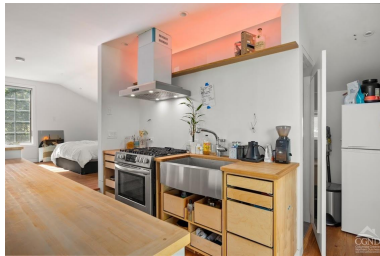
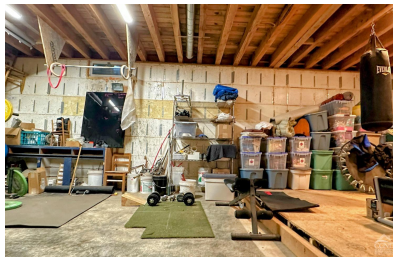
*Studio/Office above garage has small kitchen, laundry and bathroom.

*Workshop heated with 2 levels, many possibilities for this great space.

*Basement, well insulated, perfect for home gym/storage space.

Commission **Sub Agency** 0 **Buyer Agency** 2.5 **Brokers Agent Comp** 0





Property

Yes

Special

None/Unknown

Attached

Conditions

General Information

911 Address 177 Old Town Road, Hillsdale

Zoning Residential
Internet Access Wired Broadband (Cable, DSL, Fiber Optic)
Paved Street Yes
Other Buildings Garage(s), Studio, Work Shop

Sign on Property Views Yes
Country, Panoramic, Parklike, Water (Yearly Trout Stream)
Secluded Semi
Ag District Yes

Room Sizes/Location

First Floor Bath (3/4 Bath with walk-in shower), Living Room (Hardwood Floors), Dining Room (Hardwood Floors, French Door to Deck), Kitchen (Hardwood Floors, Vaulted Ceiling), Great Room (Original Wideboard Flr, Coffered Ceiling), Other Room (Entryway, Tile, Period Door)

Second Floor Bedroom 1 (Original wide-board flooring), Bedroom 2 (Original wide-board flooring), Bedroom 3 (Original wide-board flooring), Bath (Full bath, heated floor), Other Room (Laundry Closet)

Property Features

Style Colonial (Eyebrow)

Condition Excellent
Construction Frame, Post & Beam

Garage Detached (2-car, Studio with Kitchen & Bath Above)
Siding Clapboard (Wooden, Cedar)
Walls Plaster, Sheetrock
Foundation Stone (Laid up)

Heating Stove Type Wood

Green Features No
Color White
Roof Asphalt (Architectural Shingles), Metal (Over Entryway w/Copper Gutter)
Basement Partial, Unfinished
Windows Insulated (Mixed Types), Vinyl Clad (Many Vinyl Replacement)
Floors Tile, Wood (Wideboard and Hardwood)
Heating Stv Location Other (Soapstone Woodstove in Great Room)
Porch/Deck Options Enclosed Entry (Front Entrance), Porch/Deck (White Oak Wraparound Deck)

Public Records

School Tax \$1802.71
Tax Year 2023
Assessors \$248193.00
FulMrktVal
Deed No
Restrictions

Town Tax \$1575.05
Assessment \$206000
Tax Exemptions Yes (STAR Savings of \$326.00)

Utilities

Water Well
Electric 200 Amps
Fuel Oil
Appliances Included Clothes Dryer, Clothes Washer, Dishwasher, Refrigerator, Stove, Water Treatment

Sewer Septic Tank
Heat Type Base Board (Hot Water Baseboard), Hot Water
Water Heater Propane

Presented By:

Margaret K Bower Avenia

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Secondary:
Other:
Fax : 518-734-0762
E-mail: margaretavenia@gmail.com

Web Page: <http://www.RealEstateColumbiaCounty.com>

Columbia County Real Estate Specialists, LLC

39 Tory Hill Road
Hillsdale, NY 12529
518-325-9784

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U.S. Patent 6,910,045

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