

Mohawk Towne & Country - Detail Sheet

Status: Active
 Address: 139 Fredericks St.
 City/Town: Canajoharie, NY
 County: Montgomery
 School District: Canajoharie, NY

Closing Date: 3/4/2010
 Village:
 Locale:
 Projected School:

List Price: \$ 159,900.00
 Orig price: \$ 199,500.00
 Sold Price: \$ 140,000.00
 Map: yes
 Sytle: Ranch
 Model: Modular

Room	B	1	2	3	FRP
Living Rm:		1			PS
Dining Rm:		area			
Kitchen:		1			
Family Rm:					
Bedroom:		3			
Full Bath:		2			
Partial Bath:					
Kitchen Type:	eat-in				

Basement: Poured Roof: Asphalt Shingle
 Attic: storage Exterior: Vinyl
 Laundry: basement Off St Parking: Yes
 Garage: 2 stall detached Condition: Very Good
 Amenities: Addition to garage for Office or wired & plumbed for utilities.

Home Age: 7
 Handicap:
 Above GR SqFt: 1512

Interior Features: satellite, paddle fans, basement has separate heater, more space avail for family room. Water treatment system

Survry: yes
 Acres: 4.9

Exterior Features: Gardens, above ground pool, deck, Office room attached to garage, water & electric avail

Wooded:
 Tillable:
 Wet Lands:
 Soils:

Appliances: Appliances & pellet stove optional with sale price.

Barns:
 Outbldgs: 2 Utility & chick. Coop
 Other:

Features:
 Lot: 4.9 acres
 Description: level to wooded, open,



Utilities:

Heat System: Hot water
 Heat Fuel: Oil & Pellet
 Fuel Cost:
 Cooling:
 Water: 250' drilled
 Sewer/Septic: Septic

Annual Taxes:

General: \$3,619
 School: \$2,626.84
 Village:
 Total: \$6,245.68
 Spec Assess: taxe amts without exemptions
 SBL #: 79-1-11.113

Offering Terms:

Cash Only: x
 Bank Terms:
 Owner Terms:
 Deposit: \$5,000

Remarks: Nice Country Ranch, with Pool & 2 outbldgs, Oversized 2 car garage with addition of Office or Shop, landscaped on 4.9 acres. Owners relocating.

Directions: Route 10 South from dummy light in Canajoharie. Right on Otsego St to Seeber's Lane, left on Fredericks St., Home on left (*sign)