

Property Type Income



MOHAWK
Towne & Country Realty

5696 St Hwy 5, Palatine Bridge, New York 13428
Phone: 518-673-5482 Fax: 518-673-5816



Status:	Active	Closing Date:		DOM:		Basement:	Part
Address:	248 Main St.,	List Price:	49,900	Exterior:	Brick/Wood	Windows:	Old Style
City/Town:	Fort Plain, NY	Village:	Fort Plain	Org Price:	69,900	Roof:	rolled asphalt
County:	Montgomery	Locale:		Sld Price:		Garage:	2 attached
School Dist:	Fort Plain, NY	Projected School:		Map:	46.9-1-20	Style:	Old Style

	Unit Loc	#RM	#BR	FB/PB	OCC	Avail	M Rent	Owner Furnishers	Appliances
Unit 1:	down	7	3	1	yes		650	Water, Sewer, trash removal	Stoves:
Unit 2:	up back	5	2	1	yes		330	Water, Sewer, trash removal	Refrigerators:
Unit 3:	up back	5	2	1	no			Water, Sewer, trash removal	Dishwashers:
Unit 4:									Washers:
Unit 5:									Dryers:
Unit 6:									A/C:
Unit 7:									Age: ##
Unit 8:									

Remarks:	Some repairs are needed, property shares driveway with School	Condition:	fair
	Very spacious, enclosed front porch, was former Adult Home in the 70's.	Lot Size:	155 x 112
		Description:	sloped
		Acres:	
Directions:	Ft. Plain (Rte 5s), left at light, bear right on to Main St, towards the schools, Home on right.	Above Gr SqFt:	3444
		Below Gr SqFt:	
Heat Sys:	Hot water	Cooling:	
Heat Fuel:	natural gas	Water:	Village
		Sewer:	Village

Expenses		Annual Taxes		Annual Income	
Oil:		General:	500	Rental:	
Electric:		Village:	435	Other:	
Gas:		School:	940	Total:	
Water:		Spec Assess:	er/185 per	Offering Terms:	
Sewer:		Possession:	closing	Assum Mtg:	
Total Taxes:				Balance:	
Insurance:				Rate:	
Misc:					