

Hamptons

INTERNATIONAL



Hudson Valley Catskill Region MLS

611 Mitchell Hollow Rd, Windham, NY 12496

£140,000
(\$179,000)

Property details



Key features

- **Age: 41-50 Years Old**
- **Lot Description: Level**
- **Lot Description: Wooded**

Attributes

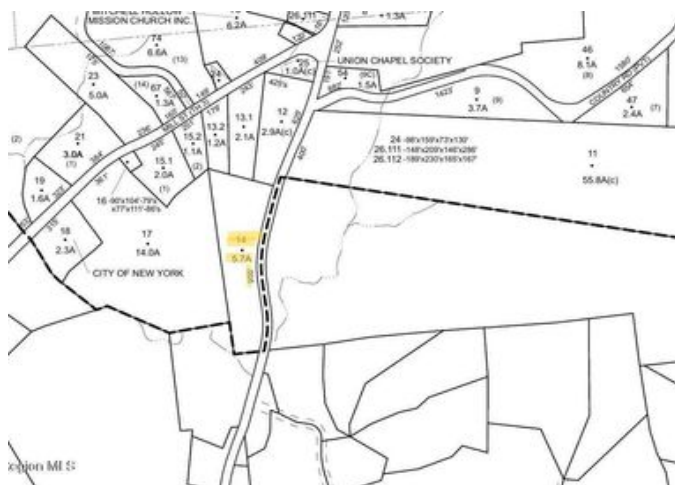
 **With land**

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Description

5.7 Acres with Utilities in Place (meter was pulled) - Perfect Setting for Your Dream Home This 5.7-acre property offers the ideal blend of open fields and wooded areas, creating a beautiful mix of natural landscapes and privacy. While there is an existing single-wide mobile home on site, it has been vacant for some time, is not considered habitable, and has not been given value. The true value here lies in the land itself and the ease of building, thanks to improvements already in place. The property is equipped with a well, on site electricity, a driveway, and a septic system. The size and condition of the septic are unknown, and buyers are encouraged to have a septic inspection completed to determine whether it can be used or requires replacement. Offering an impressive 955 feet of road frontage, the property is easily accessible, with trees along the frontage that enhance privacy. A cleared home site, tucked away from the road, creates a private and ready-to-build setting for a future residence. With both open fields and wooded areas, this land offers flexibility for a variety of uses, whether as a year-round residence, a vacation retreat, or a recreational escape. Its location is hard to beat--less than five minutes to shopping, dining, and town conveniences, six to seven miles to skiing at Windham Mountain Resort, and only fifteen to twenty minutes from Hunter Mountain Resort. This property is all about potential. With existing utilities and a private, cleared site already established, it is truly a blank canvas awaiting the next owner's vision.





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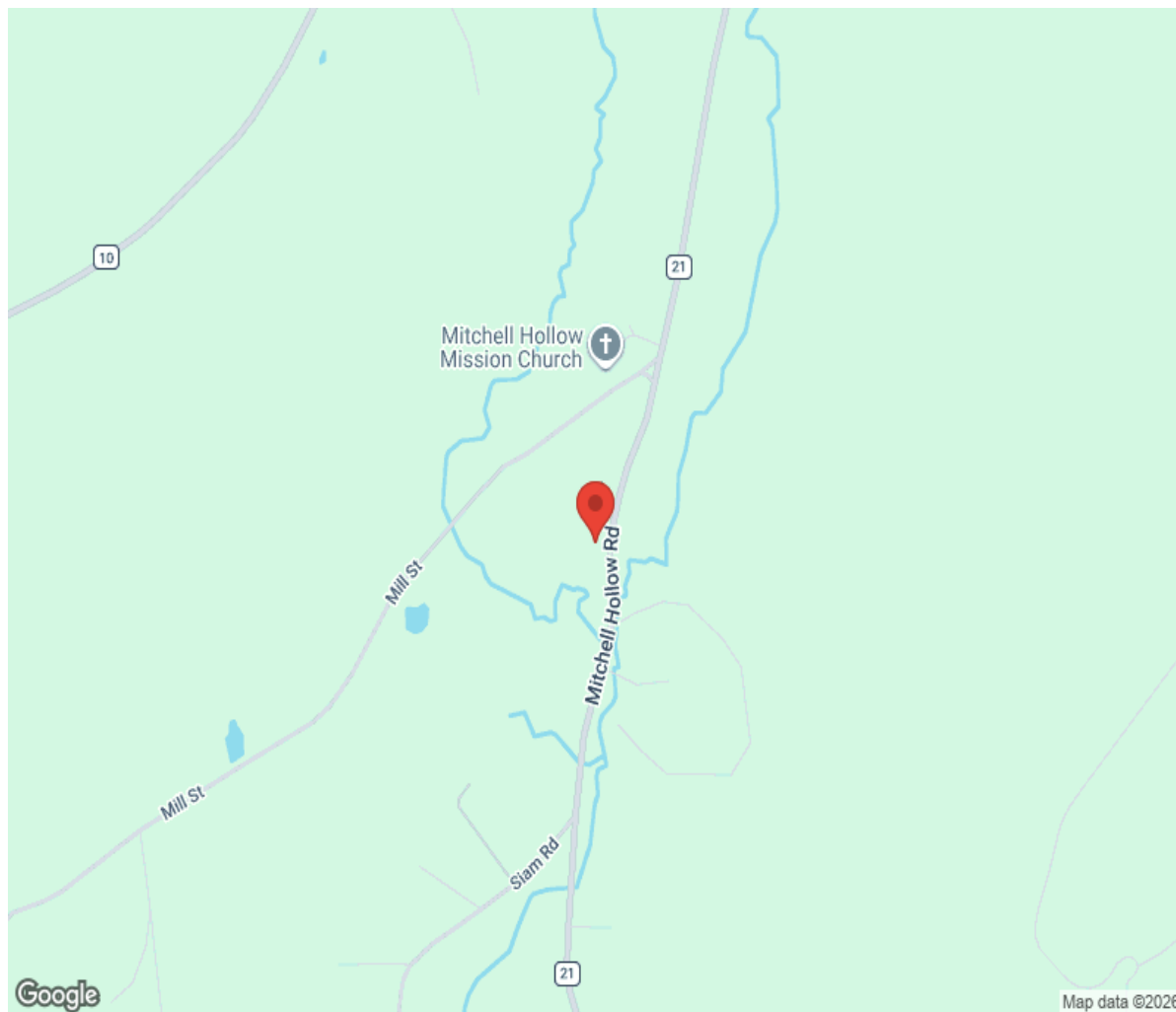






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Location



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