

THAT
UPSTATE
AGENT

COUNTRY
HOUSE
REALTY



111 Mattice Rd
Middleburgh, NY 12122

Schoharie County, Broome
SBL: 165-5-22

PROPERTY FEATURES

2 BEDROOMS
1 BATHROOM
CATSKILL CREEK FRONTAGE

PROPERTY DETAILS

- Square feet: 978
- Acres: 1.9
- Built: 1932

LISTING PRICE

\$389,000

For access, please
reference Showing Time
or instructions from the
office.



SYSTEMS AGES, DETAILS & UPGRADES

- All new hemp insulation 2023
- Plant based paints and stains 2023
- New roof 2023
- New septic and leach field 2023
- New radiators 2023
- New tankless on-demand water heater 2023
- All new plumbing and electric 2023
- All new appliances and fixtures 2023
- Custom cabinetry 2023

UTILITIES

- Heat: Electric Cast Iron Radiators
- Fuel: None
- Water heater: Electric
- Internet/TV: MidTel Cable
- Sewer: Septic
- Water: Drilled well
- Cell service: Spotty

FINANCIALS

Taxes

- Town/Co: \$902
- School: \$1,101

Operating Costs:

- Electric: \$40/mo
- Plowing: Gratis via neighbor

ATTIC + CRAWL SPACES

- Partial, unfinished basement
- No attic

