


**MLS#:** 333528      **Address:** Multiple Stillwater Road      **Town:** Conklin      **List Price:** \$75,000  
**County:** Broome      **City/Vill:** CONKLIN NY 13748      **Sch Dist:** Susquehanna Valley  
**Type:** Commercial      **Other Uses:**  
**Status:** Active



Classification: <b>Land</b> Construction: <b>Other</b> Stories: Exterior: <b>Other</b> Sign: <b>No</b>	Type Sale/Lease: <b>Sale</b> \$/SqFt Lease: SqFt Lease: Buildings: Docks: Column Span:
Heat Sys: Cooling: Water: <b>METER AT SITE-PUBLIC</b> Sewer: <b>SEPTIC</b> Utilities at Site: <b>ELECTRICITY, GAS</b>	Bays: Restrooms: Parking Spaces: Total Fin Area: Approx Year Built: <b>1977</b> Lot Size: <b>1.74 acres</b> Lot Size Dimensions: <b>185x116</b>

**EXPENSES**

Vacancy:	Management:	Taxes:	Insurance:	Maintenance:
Heat:	Electricity:	Gas:	Water/Sewer:	Other:
Total Year Expenses: Expense Year:				

**INCOME**

Gross Opr Income:	Net Opr Income:	Income Year:
		Cap Rate%:

Documents on File: **ABSTRACT OF TITLE**

**OTHER FEATURES**

Road Frontage: **COUNTY/TOWN**  
 Road Surface: **GRAVEL/STONE**  
 Ceiling Height:  
 Floor:  
 Roof:  
 Miscellaneous:  
 Circuit Breaker:                      Fuses:                      Amps:                      Volts:  
 Tenant Paid:  
 Landlord Paid:  
 Lease and/or Mineral Rights Convey: **No**  
 Oil/Gas Lease: **No**

**TAX INFORMATION**

Parcel Number:  
 Tax Map: **See attached list**                      Land/Total Assessment: **\$101,673/83,108**  
 Total Taxes: **\$5,540**                      Zoning:                      Deed Restrict:  
 Area: **Area 03**

Remarks: **Functions as a mobile home park-6 units total. All separate deeds, so not considered a NYS regulated mobile home park. City Water. Four landlord-owned homes, one tenant-owned home. One additional landlord-owned home needs renovations.**

Directions: **Conklin Road to Stillwater**

Listing Agency: **EXIT REALTY HOMEWARD BOUND**  
 Listing Agent: **John J. Farrell**