



MLS#: **S1448822** **Commercial/Industrial**
5219 Rome Taberg Rd
 County: **Oneida** Zip: **13440**
 Town/City: **Rome-Outside** Pstl City: **Rome**
 Area #: **Rome-Outside-301389**

List Price: **\$445,000**
 Acres: **150.00**
 Cross St: **Gore Rd**
 Lot Front: **1,900**
 Lot Depth: **3,000**
 Lot Shape: **Irregular**
 Lot #: **32**
 Gr SqFt: **2,250**
 Trans Type: **Sell**
 Year Built: **1887**
 Yr Blt Desc: **Existing**
 # Photo: **20**

Subdivision: **Franklin & Robinsons**
 TxMap#: **301389-203-000-0001-032-001-0000**
 City Nghbrhd: **Rome**
 School Dist: **Rome**
 High School:
 Middle School:
 Elem School:

Price Decrease

General Information

Category: Other - See Remarks	Tot Units:	Office SqFt:
Sale Incl: Land and Building	# Stories: 1.7	Manuf SqFt:
Type Bldg: Other - See Remarks	# Bldgs: 1	Res SqFt:
Bus Name:	Franchise: No	Retail SqFt:
Bus Type:	Avail Prkg: 5	Leased SqFt:
Elec Svc: Other - See Remarks	Mx Ceil Hgt:	Whrse SqFt:
Prop Use:	Mx OH Dr:	Vacant SqFt:
Location: Other - See Remarks	On Wtrfrt: Yes/Pond	
Floor:	Name: Other	
Parking: 5	Basement:	
Zoning: Ag	Loading:	
Water Related Features:		

Public Remarks: **Large acreage opportunity for recreational, business, or private single family estate. This choice property was formally a 9-hole country golf course. Clean property with ample road frontage along Rome-Taberg Rd and Gore Rd. Ideal mixture of open and wooded sections provides for a great wildlife habitat. Frontage along Beaver Brook and several small ponds on site add charm and recreational opportunities. With public water and easy drive back to the city this would make a great location for a residential development or large estate setting. Property is also listed under Residential s1448727**

Unbranded VT: [Click Here](#)
 Aerial Drone Video: [Click Here](#)
 Virtual Tour 3D:

Directions: **North on Rt 69 towards Taberg. Property on Right approximately 3 miles past the 69/46 intersection and just past Gore Rd. No sign on property. Do not enter without confirmed appointment.**

Lease Information

Utilities Information

HVAC Type: Other - See Remarks	Sewer/Water: Septic System
Heating Fuel: Other - See Remarks	Boiler Type:
Type of Well: Other	Well Location:
	Energy Eqpt:

Additional Information

Living Qrtrs: No	Construction:	
Available Docs: Aerials	Roof: Other - See Remarks	
Bldg Misc:		
Public Trans:		
Total # Residential Units:	Accessibility:	
Studio: Docks: Yrs Estb:	Seller Desires: Cash, Other - See Remarks	
1 Bed: Rooms: Seat Cap:		
2 Bed: Trk Bays:		
3 Bed: Employees:		

Financial Information

Possible Fin: Cash, Conventional, Other - See Remarks	Type of Sale: Normal	
1st Mtg Bal: \$0	Equity: \$445,000	Town/Cnty Tax: \$1,448
2nd Mrt Bal: \$0	Tax Info:	City/Vil Tax: \$1,797
Assess Val: \$135,000		School Tax: \$4,658
Gross Annl Inc:	Annl Spc Assess: \$0	Total Taxes: \$7,903
Annl Op Exp:	Net Op Income: -7,903	
Inc/Exp Info: None		
Op Exp Incl: Other - See Remarks		
Closed Date:	Sale Price:	DOM: 405

MLS#: **S1448822**
 Canaan Realty

Brett Ransford
 Not Licensed

8645 E. Seneca TNPK Manlius, NY 13104

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