

# COUNTRY HOUSE

REALTY



## 374 Cotter Road Old Chatham, NY 12136

Columbia County, Town of Chatham  
SBL: 36.-1-18

### PROPERTY FEATURES

1 BEDROOM  
1 FULL BATHROOM  
1 HALF BATHROOM

### PROPERTY DETAILS

- Square feet: 1,300
- Acres: 6.89
- Built: 2010

### LISTING PRICE

\$489,000

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





## SYSTEMS AGES, DETAILS & UPGRADES

- Septic pumped: 2018
- New carpeting in bedroom and basement: 2024

## UTILITIES

- Heat: Forced hot air, electric baseboard (lower level)
- A/C: Central
- Fuel: Propane
- Water heater: On-demand
- Internet/TV: Hi-Speed (Spectrum)
- Septic: 1000 gallon concrete tank (approved for 3 bedroom residence)
- Water: Drilled well
- Cell service: Excellent

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## BONUS SPACES

- Loft
- Finished basement







#### FINANCIALS

**Taxes:**

Town/Co.: \$1,481

School: \$1,646 with STAR Exemption

