

## Cross Property Client Full



MLS#: <b>6180763</b> <span style="color: green;">Active</span>	List Price: <b>\$1,650,000</b>	
Addr: <b>2716 Albany Post Road</b>		
PO: <b>Montgomery</b>	County: <b>Orange County</b>	
City/Town: <b>Montgomery Town</b>	Zip: <b>12549-2127</b>	
Village: <b>None</b>	Hamlet/Loc.: <b></b>	
P Type: <b>Single Family</b>	Type: <b>Detached</b>	
Sub/Devel: <b></b>	Builders Lot #: <b></b>	
Beds: <b>3</b>	SqFt: <b>1,374</b>	Rooms: <b>10</b>
Baths: <b>2 (1 1)</b>	Acre(s): <b>43.9000</b>	Levels: <b>1.00</b>
Sch Dist: <b>Valley Central</b>	Elem: <b>Montgomery</b>	
Jr High: <b>Valley Central Middle School</b>	High: <b>Valley Central High</b>	

Style: <b>Ranch</b>	Model: <b></b>	Fireplaces: <b></b>
Basement: <b>Bilco Door(s), Full</b>	Attic: <b>Scuttle</b>	
Yr Blt: <b>1986</b>	Yr Reno: <b></b>	
Tax ID #: <b>334289-011-000-0001-094.000-0000</b>	Tax: <b>\$12,604</b>	Tax Year: <b>2020</b>
Tax Src: <b>Municipality</b>	Assmt: <b>\$283,000</b>	HOA: <b></b>
Addl Fees: <b>No</b>		
Avail Financing: <b></b>		

Amenities: **1st Fl Master Bedroom, 1st Floor Bedrm, Barn(s), Deck, Dressing Area, Eat in Kitchen, Fenced Yard, Horse Property, Master Bath, Out Building, Patio, Riding Ring, Scenic View, Sky Light, Stable/Paddock Ceiling Fan, Dehumidifier, Dishwasher, Dryer, Gas Tank, Refrigerator, Shed, Washer**

Includes:

Excludes:

Elec Co: **NYSEG**

Heat Zones/Type: **10/Base Board**

A/C: **Central**

Garbage: **Other/See Remarks**

Parking: **Driveway, Lot Parking**

Lot Description: **Level, Partly Wooded, Stone/Brick Wall**

Siding Desc: **Vinyl, Wood**

Fuel: **Electric**

Water: **Drilled Well**

Sewer: **Septic**

Remarks

**Stunning property featuring land, barn and residence in a bucolic location. This turn-key Equestrian Facility offers 28 horse stalls configured in two 14 stall aisles in a state-of-the-art horse barn featuring every amenity a equestrian could want from an indoor riding arena to laundry facilities. The 43.9 acres is relatively level and offers plenty of fenced in paddocks for turn out. The outdoor and indoor riding arenas offer the next owner year round training opportunities. The 1986 ranch home has been updated and offers additional bedroom possibilities. There is a well for the house and a well for the barn. This is a very special property ready for you and your horses.**

Directions: **2617 Albany Post Road, Montgomery, NY**

Prepared By: Debra Bess Corr

Date Printed: 04/30/2022

# Cross Property Client Photo Gallery

MLS#: [6180763](#)

2716 Albany Post Road



Indoor Arena/ Barn



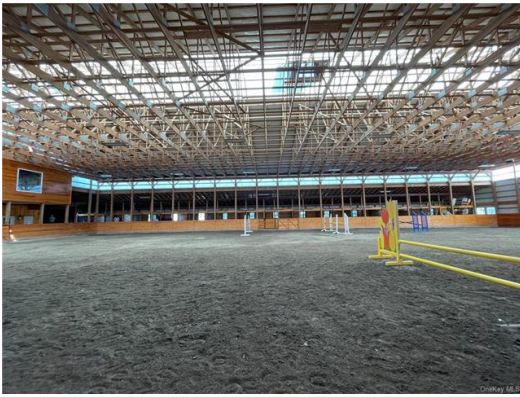
Front Arena/Indoor

Indoor/stalls



Aisle

Matted Stall



Tack Room



Feed Room



Aisle Shot Arena



Side View of the Arena



wash room



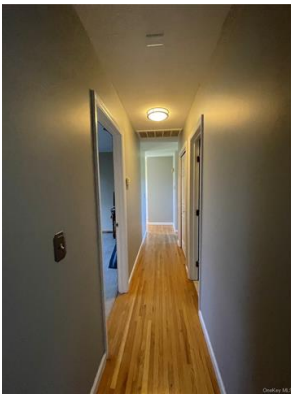
Upper Viewing room



Front Hallway



Window in Kitchen



Hallway



Farm Sign



bathroom



Rear entrance Mud Room



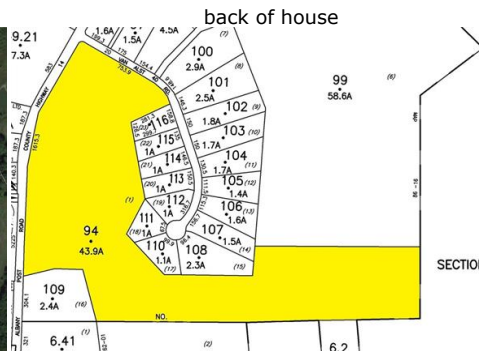
Masterbath



Second Bathroom



aerial view



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Sch Dist:	<b>Valley Central</b>			Elem:	<b>Montgomery</b>		
Jr High:	<b>Valley Central Middle School</b>			High:	<b>Valley Central High School</b>		
Rooms:	<b>10</b>	Beds:	<b>3</b>	Acre(s):	<b>43.9000</b>	SqFt:	<b>1,374</b>
Baths:	<b>2.00</b>	Bth F:	<b>1</b>	Bth H:	<b>1</b>	Yr Blt:	<b>1986</b>
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Style:	<b>Ranch</b>			Heat:	<b>Base Board</b>		
Parking:	<b>Driveway, Lot Parking</b>			A/C:	<b>Central</b>		

Amenities: **1st Fl Master Bedroom, 1st Floor Bedrm, Barn(s), Deck, Dressing Area, Eat in Kitchen, Fenced Yard, Horse Property, Master Bath, Out Building, Patio, Riding Ring, Scenic View, Sky Light, Stable/Paddock**

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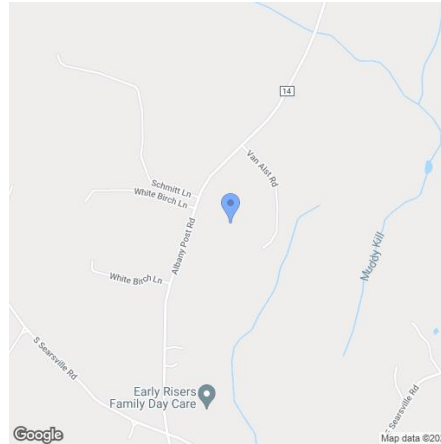
# Cross Property Client Map & Photo

2716 Albany Post Road

Montgomery Town

Active

\$1,650,000



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Includes:	<b>Ceiling Fan, Dehumidifier, Dishwasher, Dryer, Gas Tank, Refrigerator, Shed, Washer</b>		
Excludes:			
Elec Co:	<b>NYSEG</b>		
Parking:	<b>Driveway, Lot Parking</b>		
Heat:	<b>Base Board</b>	Fuel:	<b>Electric</b>
A/C:	<b>Central</b>	Water:	<b>Drilled Well</b>
Garbage:	<b>Other/See Remarks</b>	Sewer:	<b>Septic</b>

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