



**GREENE**

250 Pennsylvania Avenue, Catskill, NY, 12463

<https://stevehubbardrealestate.com>

**\$158,000**

Beautiful 2 family duplex in a great neighborhood. Each unit is spacious, open and bright and has 2 bedrooms and 1 1/2 baths with its own private deck in back. It has a new roof and shed and is nicely landscaped. One unit is now occupied by owner. Tenants pay all utilities. There is ample off street parking. This is a great investment opportunity, and great for first time buyers, too. Rent both sides or live on 1 side and rent the other. \$900 per month potential rent from each side or \$1800 from both.

**MLS #:** 20093800

**Listing Category:** Residential

**Acreage:** 1.44

**Age:** 11-20

**Full Baths:** Two

**Living Room Level:** 1

**Kitchen Level:** 1

**Bedroom 2 Level:** 2

**Living Room Room Size:** 13x14

**Dining Room Room Size:** 13x9

**Bedroom 2 Room Size:** 10x14

**Basement:** Crawl

**Survey:**

**Zone:** Residential

**Area:** 2,072 sq ft

**Year built:** 1988

**Bedrooms:** Four

**Half Baths:** Two

**Dining Room Level:** 1

**Bedroom 1 Level:** 2

**SqFt 1st:** 1000

**Kitchen Room Size:** 8x9

**Bedroom 1 Room Size:** 10x13

**Lot:** 2.21

**Attic:** Storage

**INTERIOR FEATURES**

**Kitchen Description:** Galley

**Flooring:** Carpet, Vinyl

**Appliances:** Dryer, Range, Refrigerator, Washer

**UTILITIES**

**Heat Source:** Baseboard

**Heating Fuel:** Electric

**Hot Water:** Electric  
**Electricity:** 200 Amps

**Water:** Drilled Well  
**Sewer:** Septic-ingr.

**EXTERIOR FEATURES**

**Garage Type:**  
**Style:** Two Story  
**Siding:** Vinyl  
**Roof:** Asph Shingle  
**Lot Features:** Level, Parking Lot  
**Lot Dimensions:** Varied

**Garage/Parking Extras:** Off Street  
**Style:** Duplex, Two Story  
**Porch:** Deck  
**Other Buildings:** Shed  
**Handicap Accessible:** No

**LOCATION DETAILS**

**Area/Town:** Greene  
**Elementary School:**  
**Directions:** From Intersection of Route 32 And 23a Take 23a West To Pennsylvania Ave. Make Leftt And Go To #250 On Left

**School District:**  
**Lot/Site:** Rural

**LISTED BY**

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**Post Updated:** 2024-01-25 17:15:08

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**CALL US NOW**

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