



SULLIVAN

67 Main Street 6, Livingston Manor, NY, 12758

<https://stevehubbardrealestate.com>

\$2,000

The Lofts at Pleasant & Main quietly overlook one of Livingston Manor's most bustling corners. Now available as an annual rental is Unit 6, a 1-bedroom off-street apartment with extra privacy. The apartment is accessed at street level as a second floor walkup and is nestled among five other renovated units. Unit 6 features original hardwood floors, large windows, kitchen and full bathroom with a tub/shower. A long, sunny living room divides the bedroom and kitchen with ample space for lounging, working and entertaining. Included in the monthly rent are: heat, garbage, water, sewer and a common space laundry facility on the same floor. Limited street parking is available, along with the municipal parking lot across the street. Electric and internet are the responsibility of the tenant. These units, along with the entire building, have benefited from recent updates to practical elements, such as a new wraparound sidewalk, new roof, new plumbing, heating, and electrical systems, new windows and new insulation for high energy efficiency. The new heating system features eco-radiant panel hot water radiators throughout the building. The building also received a new brick facade, which is a key update both structurally as well as aesthetically. In addition to a thriving Main Street, Pleasant & Main is a community within itself. Originally an A&P grocer from the 1940's, the ground floor is home to The Walk In / Stumble Out, Long Weekend, Ba & Me, Jitterbug, One Grand Books, and is soon to feature a floral design company and vintage clothing space. With such a shortage of rental properties on the market, the Lofts at Pleasant & Main are a particularly compelling opportunity not only in the quality of the building's recent renovation but also the building's location. Within just a few walkable blocks, tenants have access to several restaurants and bars, specialty shops and markets, a full grocery store, wine shop, art gallery, library, hardware store, post office, hiking, a local swimming hole and fishing on the Willowemoc Creek, a Pilates studio, and even a bus stop that takes you to New York City's Port Authority. A short drive will expand your Upstate world even further in towns such as Callicoon, North Branch, Callicoon Center, Narrowsburg and Roscoe, and of course, the Catskill Mountains for year round outdoor adventuring.

MLS #: 20240271

Area: 590 sq ft

Bathrooms: 1

Listing Category: Residential Rental

Bedrooms: 1

INTERIOR FEATURES

Cooling/Air Conditioning:

UTILITIES

Heat Source: Radiator

EXTERIOR FEATURES

Garage Capacity:

Style: Flat

Handicap Accessible: No

LOCATION DETAILS

Area/Town: Sullivan

School District: Livingston Central Schools

County: Sullivan County

Directions: Corner Of Main And Pleasant In Livingston Manor

LISTED BY

Office Name: Country House Realty, Inc.

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