



## 345 Acres of Land and a Ready to Move in to Home

\$320,000

» Single Family Home

» NY » Fort Drum



Peaceful & quiet setting with modern, clean, finished home overlooking a beautiful pond! 45 Minute drive from the North Gate. Rare find with 345 pristine acres, consisting of a large spring-fed pond, hay fields, mixed hardwood & softwoods. Approximately 1,200 feet of road frontage. Trails throughout the acreage leading to rock outcroppings, ridges boasting beautiful views. Streams leading into the large pond on the back side with an old timer's hunting camp. Ideal for horses, livestock, hunters, sportsman or a family that loves the outdoors! It would make a terrific hobby farm for retirement. Home consists of 3 bedrooms, 2 full baths, living room, large kitchen, full partially finished basement on a poured foundation. Covered porch off the front door overlooking the pond which has a beach area, potential for swimming and full of bass. About 60 tillable acres fields/pasture. We are also willing to sell the house with less acreage. Make an offer!

Bedrooms: 3

Bathrooms: 2

Property Status: For Sale

Property Size (sq.ft.): 1500

Number of Stories: Single Story

Rooms: Dining Room, Family Room, Basement

Parking: N/A

Heating and Cooling: Forced Air

Indoor Amenities: Hardwood Floors

Outdoor Amenities:

Other Features: Energy Efficient Home

Lot Size (acres): 345

Lot Features: Lake / River View

Community Features:

Year Built: 1999