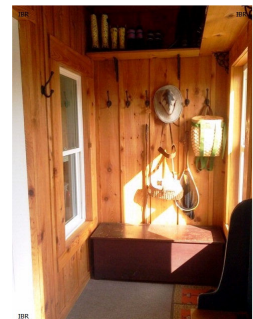
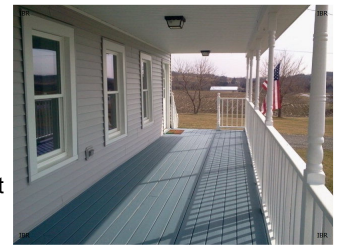


**MLS #: R136383S (Sold) List Price: \$186,000**

**188 DAVIS ROAD GROTON, NY 13073**



*Property Features*

**ORIGINAL LIST PRICE:**

\$186,000

**STYLE:** Colonial

**BEDROOMS:** 4

**FULL BATHS:** 2

**HALF BATHS:** 0

**YEAR BUILT:** 1870

**APX LIVING AREA SQFT:** 2038

**SCHOOL DISTRICT:** Dryden Central

**ELEMENTARY SCHOOL:** Cassavant

**APX ACREAGE:** 1

**LOT SIZE:** 214 X 257

**TOWN/VILLAGE/CITY NAME:** Groton

**CONSTRUCTION:** Frame

**ROOF:** Asphalt/F-Glass Shingle

**BASEMENT/FOUNDATION:** Full, Unfinished, Crawl Space, Stone

**INSULATION/TYPE:** Full, Fiberglass

**ENERGY FEATURES:** Ceiling Fan(s), Double Pane

**EXTERIOR:** Vinyl Siding

**HEAT/COOLING:** Oil, Boiler, Baseboard, Hot Water

**WATER SOURCE:** Well

**SEWER/SEPTIC:** Septic

**GARAGE/CARPORT:** 1 Car, Barn

**DRIVEWAY:** Gravel

**EXTERIOR FEATURES:** Distant View, Porch, Flower Gardens, Vegetable Garden, Fruit Trees/Berries/Grapes

**FLOOR COVERINGS:** Ceramic Tile, Hardwood, Wall/Wall Carpet

**FIREPLACE/STOVE:** None

**OTHER ROOMS:** Eat-in Kitchen, Main Level Master, Mudroom

**APPLIANCES CONVEY:** Dishwasher, Dryer, Range Hood, Refrigerator, Stove-Electric, Washer

**INTERIOR INCLUSIONS:** Cathedral Ceilings, Dehumidifier, Skylight(s), Water Softener-Leased, CO Detector, Smoke Detector

**PUBLIC DESCRIPTION:** A beautiful & tastefully renovated home surrounded by 100s of peaceful acres. Great distant views of Dryden hillsides. Completely renovated in 2005 a great kitchen highlighted by vaulted ceilings & exposed beams. Large eat-in dining area & a very large walk-in pantry! All newer Certainteed windows. Open living/dining room w/9' ceilings. Wood-accented mudroom/entry. Full bath on each level w/tile floors. Main level 4th bedroom is currently home office (no closet). Generous room sizes overall. Tons of recent landscaping w/stone accents & perennial gardens. Detached 16x20 storage barn.

**OFFICE NAME:** WARREN REAL ESTATE (#:41)

**CLOSING DATE:** 9/14/2012

**GROSS SOLD PRICE:** \$180,325

**NET SOLD PRICE AFTER CONCESSIONS:** \$175,000

**DAYS ON MARKET:** 105

**PRICE SQFT:** \$85.87

**C.J. DelVecchio**

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**Web Address: [www.cjhomes.com](http://www.cjhomes.com)**

**WARREN REAL ESTATE**

**Main: (607) 257-0666**