

Residential
139950 Sold**1873 DANBY ROAD**
Ithaca, NY 14850**L\$179,900**
C\$167,850**Original List Price:** \$189,900**Closing Dt:** 08/26/2014**Style:** 1.5 Story/Cape Cod**Bedrooms:** 4**Full Baths:** 2**Half Baths:** 0**Apx Liv Area SqFt:** 1,989**Price SqFt:** \$90.45**Sold Price SqFt:** \$84.39**Source SqFt:** Assessment Office**Year Built:** 1854**Driveway:** Paved**Garage/Carport:** None**Prop Sub-Type:** Single Family**County:** Tompkins**Hamlet/Subdivision:** Danby**Property Location:** Town of Danby**School District:** Ithaca City**Elementary School:** South Hill (Boy MS)**Lake Rights/Descr.:** No Rights**Lake Name:** None

Zoning: LD	Assessment: \$135,000	Deed Ref.: 441 / 472	Tax Map#: 10.-1-47
Curr. Tot. Taxes: \$3,933	Apx Acreage: 1.00	Lot Size: 96 X 300	Survey: Available - Lister
Avg. Mo. Utilities: \$78-g \$47-e			Amps:
Deed Restrictions: No	Spec. Assess/Sur.: No		

Apx Liv.Area SqFt			Full Baths	Half Baths	Apx Liv.Area SqFt			Full Baths	Half Baths
Basement:	0		0		Lower Level:	0	0	0	
Main Level:	1,494		1	0	Upper Level:	495	1	0	

Lvl		Dimensions	Lvl		Dimensions	Lvl		Dimensions
Living Rm:	Main	15' x 27'	Master Bedroom:	Main	13' x 11'	Utility/Laundry:		
Dining Rm:	Main	combo	Bedroom 2:	Upper	12' x 12'6"	Other Rm 1:	Main	8' x 12'
Kitchen:	Main	13'7 x 13	Bedroom 3:	Upper	13' x 10'	Other Rm2:		
Family Rm:	Main	19' x 15'	Bedroom 4:	Upper	9'6 x 10'			

Disclosures: Agriculture District , Electric/Surcharge , Lead , Mineral Rights , Property Condition**Financing Remarks:**

Construction: Frame
Roof: Asphalt/F-Glass Shingle
Basement/Foundation: Full , Unfinished , Stone
Exterior: Wood Siding

Heat/Cooling: Natural Gas , Furnace , Forced Air
Water Source: Well

Domestic Hot Water: Natural Gas

Sewer/Septic: Septic
Insulation/Type: Full , Fiberglass , Rigid Foam

Energy Features: Ceiling Fan(s) , Double Pane , Storm Door(s)
Floor Coverings: Hardwood , Vinyl , Wall/Wall Carpet
Fireplace/Stove: 1 , Gas Fireplace
Appliances Convey: Dishwasher , Dryer , Microwave , Refrigerator , Stove-Electric , Washer
Other Rooms: Eat-in Kitchen , Main Level Master
Interior Inclusions: Sump Pump , Walk-in Closet(s) , Window Covering(s) , CO Detector , Smoke Detector
Exterior Features: Cable TV , High Speed Internet Avail , Porch , Storage Shed

Oil/Gas/Mineral Rights: Not Leased
Green Certs.-Include Certs.:

Directions/House Color: Route 96 is Danby Road, just South of Town Hall (on E. side), but before Michigan Hollow. Former Danby parsonage.**Public Description:** Larger inside than it looks! Enjoy tons of natural light too. Large living/dining room with hardwood floor under carpet. Large cherry kitchen with ample counter/cabinet space. Main level bedroom and full bath. Large family room/sewing room/laundry also on the main level -don't miss the oversized closets! Main level den/library. Three more bedrooms upstairs with 2nd bath. All new windows throughout. A full basement with concrete floor and walk-out access. Paved driveway w/ turnaround, nice level yard and sunny areas for gardening. Motivated seller offering \$5,000 towards buyer's closing costs.**PREPARED BY**

Alex Obinatu
Agent Cert. :
WARREN REAL ESTATE
830 Hanshaw Rd.

**Ithaca, NY 14850**

Email : nobinatu@gmail.com
Direct Ph# : (607) 257-0666
Other Ph# :

Fax Ph# : (607) 257-8801

<http://www.warrenhomes.com>

"Listing provided courtesy of Christine CJ DeVecchio of WARREN REAL ESTATE"

Information herein deemed reliable but not guaranteed - - - Copyright 2017 03/04/2017 12:56 PM

Gallery: Images 1 to 6 of 30



Garage/Carport



Living Room



Dock



Family room



Additional View 2

Prepared By: [Alex Obinatu](#) / WARREN REAL ESTATE
 ----Information herein deemed reliable but not guaranteed.----
 Copyright ©2017
 Sat, Mar 4, 2017 12:56 PM

Gallery: Images 7 to 12 of 30



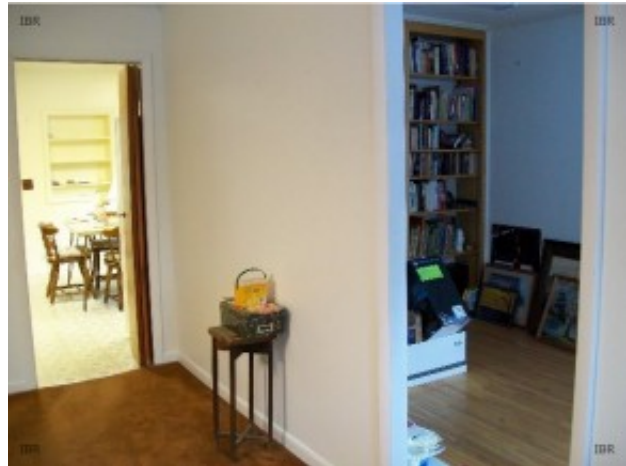
Bedroom - Other



Bedroom 2



Additional 3



Master Bedroom



Bedroom



Bedroom

Prepared By: [Alex Obinatu](#) / WARREN REAL ESTATE
----Information herein deemed reliable but not guaranteed.----
Copyright ©2017
Sat, Mar 4, 2017 12:56 PM

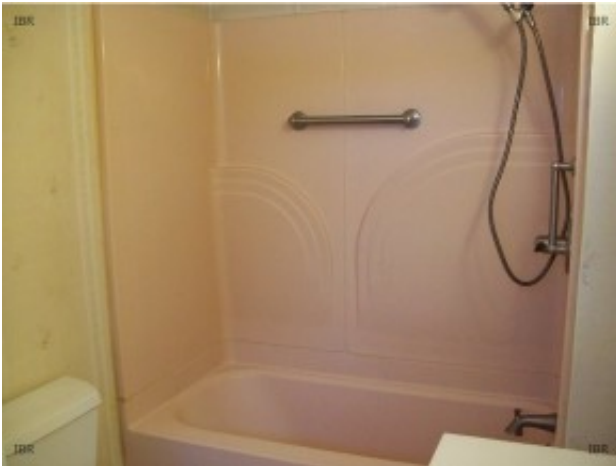
Gallery: Images 13 to 18 of 30



Area Map



Closeup Map



Great Room



Dining Room



Kitchen 1



Kitchen 2

Prepared By: [Alex Obinatu](#) / WARREN REAL ESTATE
----Information herein deemed reliable but not guaranteed.----
Copyright ©2017
Sat, Mar 4, 2017 12:56 PM

Gallery: Images 19 to 24 of 30



Family Room



Family room



Undefined



Lake View



Pool



Out Building

Prepared By: [Alex Obinatu](#) / WARREN REAL ESTATE
----Information herein deemed reliable but not guaranteed.----
Copyright ©2017
Sat, Mar 4, 2017 12:56 PM

Gallery: Images 25 to 30 of 30



Acreage



Additional 1



Deck/Patio



Front view



Street view



Another front view

Prepared By: [Alex Obinatu](#) / WARREN REAL ESTATE
----Information herein deemed reliable but not guaranteed.----
Copyright ©2017
Sat, Mar 4, 2017 12:56 PM

