



Residential
140534 Sold

3093 MEKEEL ROAD
Jacksonville, NY 14854

L\$165,000
\$S115,000 ☐



Original List Price: \$195,000
Style: Greek Revival/Federal
Bedrooms: 4
Full Baths: 1
Half Baths: 1
Apx Liv Area SqFt: 2,814
Price SqFt: \$58.64
Sold Price SqFt: \$40.87
Source SqFt: Seller
Year Built: 1830
Driveway: Gravel
Garage/Carport: Barn
Prop Sub-Type: Single Family
County: Tompkins
Hamlet/Subdivision: NEAR JACKSONVILLE
Property Location: Town of Ulysses
School District: Trumansburg Central
Elementary School: Trumansburg Central
Lake Rights/Descr.: No Rights
Lake Name: None

List Date: 04/02/2014 **SA Comp:** 0% **BB Comp:** 3% **BrkAgt Comp:** 0%
Expire Dt: 10/02/2014 **BC-Show:** Yes **BC-Adv:** No **BC-Neg.:** No
Pend Date: 08/31/2014 **Occupancy:** Vacant **Possession:** Upon Closing **Sign:** Yes
Contingent Dt: **Org LA:** Christine CJ DelVecchio **Org SA:** Christine CJ DelVecchio
Grs Sold Price: \$115,000 **Net Sold Price:** \$115,000 **DOM:** 260 **DUC:** 0
Closing Dt: 12/18/2014 **Type of Sale:** Intra-Office **Concess./Desc.:** \$ **How Sold:** Conventional
Selling Agt: Christine CJ DelVecchio (607) 227-3016 of WARREN REAL ESTATE (607) 257-0666 **Firm:** 41 **Agt:** 834

Zoning: **Assessment:** 230,000 **Deed Ref.:** 284/323 **Tax Map#:** PT 24.-3-3
Curr. Tot. Taxes: **Apx Acreage:** 2.75 **Lot Size:** 598 X 177 **Survey:** Available - Lister
Avg. Mo. Utilities: **Spec. Assess/Sur.:** No **Amps:**

Apx Liv.Area SqFt		Full Baths	Half Baths	Apx Liv.Area SqFt		Full Baths	Half Baths
Basement:		0	0	Lower Level:		0	0
Main Level:		1,684	0	Upper Level:		1	0
Lvl	Dimensions	Lvl	Dimensions	Lvl	Dimensions	Lvl	Dimensions
Living Rm:	Main 17 X 15	Master Bedroom:	Upper 17 X 15	Utility/Laundry:			
Dining Rm:	Main 22 X 13	Bedroom 2:	Upper 15 X 13	Other Rm 1:	Main 11 X 17		
Kitchen:	Main 12 X 13	Bedroom 3:	Upper 17 X 13	Other Rm2:	Upper 10x13 & 11x15		
Family Rm:	Main 15 X 13	Bedroom 4:	Upper 11 X 17				

Disclosures: Agriculture District , Electric/Surcharge , Lead , Mineral Rights

Financing Remarks: NO OWNER FINANCING

Showing: Keybox , Other-See Remarks

Owner: LAMBETH ESTATE, FLORENCE

Owner 2: N/A

Owner Allows Address to be Used in Advertising: Yes

Type Listing: Excl. Right to Sale or Lease

Owner Work/Home/Cell Ph.:

Owner 2 Work/Home/Cell Ph.:

Allow AVM: No

Internet: Yes

Allow Comments: No

Construction: Frame

Roof: Asphalt/F-Glass Shingle

Basement/Found.: Walk-Up Exterior , Partial/Mixed , Unfinished , Stone

Exterior: Wood Siding

Heat/Cooling: Oil , Hot Water , Radiator

Water Source: Well

Domestic Hot Water: Electric

Sewer/Septic: Septic

Insulation/Type: Partial

Energy Features: Single Pane , Storm Door(s) , Storm Window(s)

Floor Coverings: Hardwood , Vinyl , Wall/Wall Carpet , Wood

Fireplace/Stove: None

Appliances Convey: Stove-Electric

Other Rooms: Eat-in Kitchen , Formal Entry , Formal Dining

Interior Inclusions: Window Covering(s) , CO Detector , Smoke Detector

Exterior Features: Barn , Porch , Satellite Dish , Storage Shed , Flower Gardens

Oil/Gas/Mineral Rights: Not Leased

Green Certs.-Include Certs.:

Directions/House Color: From Ithaca, take Route 96N to Jacksonville/Trumansburg. Left on Jacksonville Road (at Valero gas station), then right on Mekeel Road. House on left. White.

Public Description: Historic homestead - original Mekeel family home on a low traffic road outside Trumansburg/Jacksonville. Lovely 2.75 acres with large barn. Greek Revival with 4 or 5 bedrooms (main level bedroom/half bath an option), formal living and dining, wood floors, large rooms. Family selling as estate and thus selling as is, there is work to be done but such a pretty setting and lots of overall space. Back addition/wing with 2nd staircase and original summer kitchen space. Great pillared front porch with country field views. New drilled well & septic system. Minutes to Ithaca or Taughannock Park.

Remarks for Agents Only: Call/text lister before showing: 227-3016. Lockbox on side door. Estate - selling as-is, no property condition disclosure (exempt). Owner will NOT finance. New drilled well and new septic system (2013). Note: there is no additional land for sale; the estate has sold all but the remaining 2.75 acres to neighbors/family friends. See survey in docs. Note: new tax assessment is \$230,000 (recently challenged by estate, may not be changed on official County records yet).

List Off:	WARREN REAL ESTATE	List Agt:	Christine CJ DelVecchio	Agent#:	834
Firm/Office:	41/ 0	Phone:	(607) 227-3016	Cell:	(607) 227-3016
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