

\$685,000 - 1 Mansion Street, Coxsackie

MLS® #20231010

\$685,000

3 Bedroom, 4.50 Bathroom, 4,896 sqft
Residential on 0 Acres

N/A, Coxsackie, NY

Excellent opportunity to own a piece of the Village of Coxsackie and its Reed Street Historic District! This mixed-use building includes two commercial spaces and three residential units and is one of three contiguous mixed use spaces currently listed! The ground floor commercial unit is a large open space with wood flooring, oversized storefront windows, and a half bath. Recent updates include new electrical, plumbing, mini splits, and more. Behind the storefront space is a spacious ground floor studio apartment with a deck. This space has a charming bohemian feel, tall ceilings, and tons of original charm with its wood flooring and beams, columns, and an exposed brick wall. It has been thoroughly updated with a new bathroom, kitchen, appliances, plumbing, electrical, and windows! The second floor offers a large commercial space used primarily as a full-floor office space. It would work well for a business but could potentially be another residential unit with a few modifications. Two spacious residential units complete the top floor one facing the street and the other facing the Hudson River. Both studio apartments include full baths and kitchens and are currently being used as short-term rentals. Additional financials including rent rolls and expenses available to interested parties. Current lease for the ground floor commercial unit expires in June of 2023. We also have listed the two neighboring mixed-use buildings at 45 Reed St and 49-53 Reed St for someone



looking to own a nice chunk of this historic village! The Village of Coxsackie (recently featured in The New York Times) is situated just minutes from the Hudson River and offers charming shops and eateries as well as the soon-to-open James Newbury boutique hotel and The Wire event center which hosts weddings and other events. More dining and shopping options abound in nearby popular towns – 10 mins to Athens and its riverfront park with summer ferry to Hudson; 20 mins to Hudson, Catskill, and Leeds; 30 mins to Albany; and, 35 mins to Chatham and Kinderhook. Coxsackie is also close to amazing state parks, golf courses, and skiing and it’s just under a 2-hour drive from the city!

Built in 1880

Essential Information

MLS® #	20231010
Price	\$685,000
Bedrooms	3
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	4,896
Acres	0.06
Year Built	1880
Type	Residential
Sub-Type	Single Family Residence
Style	Other
Status	Closed
MLS	ucbr_sold

Community Information

Address	1 Mansion Street
Area	Greene
Subdivision	N/A

City	Coxsackie
County	Greene
State	NY
Zip Code	12051

Interior

Interior Features	High Speed Internet
Appliances	Water Heater, Refrigerator, Range, Microwave, Electric Water Heater, Dishwasher
Heating	Baseboard, Ductless, Electric
Cooling	Ceiling Fan(s), Ductless, Window Unit(s)
Has Basement	Yes
Basement	Unfinished

Exterior

Exterior	Brick
Roof	Asphalt, Rubber, Shingle
Construction	Brick

School Information

District	Coxsackie-Athens
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Additional Information

Date Listed	April 26th, 2023
Days on Market	433
Zoning	09