

\$475,000 - 170 Debbie Drive, Athens

MLS® #20240321

\$475,000

3 Bedroom, 2.00 Bathroom, 1,560 sqft
Residential on 0 Acres

N/A, Athens, NY

Multiple offer situation, Highest and Best due by Wednesday, 4/13 @ 12:00pm This beautiful cape the current owner affectionally calls Rose & Reed's Retreat offers the perfect escape from the everyday. This 3-bedroom, 2-bathroom property is located on a corner lot in the sought after Sleep Hollow Lake community and features a large living room with natural light, a huge master bedroom, an oversized deck with a private hot tub, and a fire pit. The community provides two swimming pools, a lakefront swimming beach, tennis courts, pickleball courts, playgrounds, basketball courts, volleyball courts, and a community that hosts events throughout the year. The current owner uses it as a 2nd home and as an Airbnb that averaged \$88,000 in revenue per year in the last 2 years. Move here permanently, as a vacation home or as a revenue generator, you will not be disappointed.



Built in 2007

Essential Information

MLS® #	20240321
Price	\$475,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,560
Acres	0.28

Year Built	2007
Type	Residential
Sub-Type	Single Family Residence
Style	Cape Cod
Status	Closed
MLS	ucbr_sold

Community Information

Address	170 Debbie Drive
Area	Greene
Subdivision	N/A
City	Athens
County	Greene
State	NY
Zip Code	12015

Amenities

Amenities	Recreation Room
Is Waterfront	Yes
Waterfront	Other
Has Pool	Yes
Pool	Community

Interior

Interior Features	High Ceilings, Hot Tub, Kitchen Island, Other
Appliances	Refrigerator, Range

Exterior

Exterior	Vinyl Siding
Roof	Asphalt, Shingle
Construction	Vinyl Siding

School Information

District	Coxsackie - Athens Central School Distrist
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Additional Information

Date Listed	February 9th, 2024
Days on Market	182
Zoning	r2