

\$279,000 - 95 Newry Ln, Greenville

MLS® #147146

\$279,000

Bedroom, Bathroom, 716,867 sqft
Land on 16 Acres

N/A, Greenville, NY

Live, Lake, Love. It's all about the paddle board life! See your reflections in nature's mirror and embrace its tranquil sounds as you navigate your very own private lake. Relax you're on lake time! It's 10:00 on Sunday morning and you have a line in the water hoping to catch a few Sunfish. Enjoy the over-look from the pier that you designed leading the way to the lake to take in the all-encompassing panoramic views. The proposed building site is shovel ready with engineered septic plans and is shipshape for a magnificent build with years of neglected unwanted growth removed to expose the true park-like beauty it has to offer. The confines of the lake itself were also professionally restored and are maintained through lake water management. Aquatic weeds and invasive shoreline growths were removed through eco-friendly techniques and physical growth removal to prevent reoccurrence to maintain a happy and balanced ecosystem for the wildlife and fish. Stone was added to level and grade for a modest driveway and extra parking. With Town approvals you might even be able to take the property to another level and have a unique event space as well. Whatever you decide the power to do that is right on the property with a brand new 200 amp service installation completed at the pole to facilitate underground electric to wherever you need it. Enjoy celebrating life moments, making memories and more with this country feel, minutes away from Greenville Center and



plenty or things to do in the surrounding towns.
30 Minutes to Albany, 2.5 hours from NYC.

Essential Information

MLS® #	147146
Price	\$279,000
Square Footage	716,867
Acres	16.46
Type	Land
Sub-Type	Land
Status	Sold
MLS	cgndmls_sold

Community Information

Address	95 Newry Ln
Area	Greenville
Subdivision	N/A
City	Greenville
County	Greene
State	NY
Zip Code	12083

Amenities

View	Country, Parklike, Lake, Water
Is Waterfront	Yes

Exterior

Lot Description	Vacant Water front land
-----------------	-------------------------

School Information

District	Greenville
----------	------------

Additional Information

Date Listed	July 10th, 2023
Days on Market	92
HOA Fees	0.00