

# \$549,000 - Tbd Airport, Accord

MLS® #20233197

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## \$549,000

3 Bedroom, 2.00 Bathroom, 1,352 sqft  
Residential on 13 Acres

N/A, Accord, NY

If you're looking for a horse lover's paradise in the Hudson Valley with serenity and tranquility, you've found it. Flying Change Farm is nestled on 13 acres and boasts acres of lush greenery. Picturesque fields are sprawled out so you can watch the sunrise, the ponies frolicking in the field, and the butterflies fluttering about in the wildflowers. There's currently a 3 bdrm 2 bath mobile home (1991) on the property, in great condition, which had a new roof, furnace, hot water heater, refrigerator, dishwasher and stove in 2021 and in 2010 the hardwood floors were installed as were the windows replaced. The living room and dining room have hardwood floors along with a wood burning fireplace in the living room. Whether having horses is a dream or your reality, Flying Change Farm has you covered. Each paddock is enclosed with electric fence, 4 leantos, water and electric. There's an outdoor riding ring (80'x160' with sand footing) and a 70'x140' Clearspan indoor riding ring complete with 2 stalls and a tack room. Additionally, the property hosts a 4-stall barn (24'x36'), a Morton Building (36'x56') with 2 overhead doors, a bathroom and 2 large open bays. (For more details and specs, please see associated docs or call to have a copy emailed). Located in Accord, NY, 235 Airport Rd is a short drive to Arrowwood Brewery, Westwind Orchards, Inness Restaurant and Hotel, and so much more! If you have an interest in running your



own lesson program, want to board horses or have a horse farm for your four legged friends, then Flying Change Farm is for you. Reach out today to schedule your private tour and discover the endless possibilities that await you!

Built in 1991

**Essential Information**

MLS® #	20233197
Price	\$549,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,352
Acres	13.00
Year Built	1991
Type	Residential
Sub-Type	Mobile Home
Status	Closed
MLS	ucbr_sold

**Community Information**

Address	Tbd Airport
Area	Rochester
Subdivision	N/A
City	Accord
County	Ulster
State	NY
Zip Code	12404

**Amenities**

Parking	Driveway
View	Meadow, Pasture, Other
Is Waterfront	Yes
Waterfront	Stream

**Interior**

Interior Features	Eat-in Kitchen
Appliances	Washer, Refrigerator, Range, Dryer, Dishwasher
Fireplace	Yes
Fireplaces	Living Room, Wood Burning

### **Exterior**

Exterior	Wood Siding
Lot Description	Landscaped, Level, Meadow, Wooded
Roof	Asphalt, Shingle
Construction	Wood Siding
Foundation	Slab

### **School Information**

District	Rondout Valley Schools
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### **Additional Information**

Date Listed	October 31st, 2023
Days on Market	246
Zoning	AR 3