

MLS #: R29715A (Active) List Price: \$149,000

340 North Lake Rd. Montrose, PA 18801



STYLE/CONSTRUCTION: Manufactured
MANUFACTURED INFO: Owned Lot, Skirting, Tie Downs
ROOMS: 5
BEDROOMS: 3
FULL BATHS: 1
HALF BATHS: 0
1/4 BATHS: 0
APX TOTAL SQFT: 984
GARAGE/PARKING: Driveway Only
YEAR BUILT: 2008

COUNTY: Susquehanna
MUNICIPALITY: Liberty Township
AREA: Susquehanna County
ZONING: None
PARCEL ID: 047.01,036, 041 and 015
SCHOOL DISTRICT: Montrose

APX ACRES: 5.14

LOT SIZE: 5.14

LOT DESCRIPTION: Lake Front, Open, View, Wooded

DEED REF/INSTRUMENT #: 3 Deeds

TAXES: 4200

TAX YEAR: 2015

ROOF AGE: 7

AVAILABLE FOR LEASE: No

ELECTRIC CO/: Penelec

HEAT COST:

WELL DEPTH:

STREETS: Deeded Easements, Gravel/Dirt, Private Road

MNRLRTLSE:

MNRL RTS: Conveys

GASOILRTS: Conveys

GAS LSE: Leased

CLN&GREEN: No

	Lvl:	Dimensions:		Lvl:	Dimensions:
Entry/Foyer:	0		Living Room:	0	11 x 16
Family Room:	0		Den/Study:	0	
Great Room:	0		Kitchen:	1	11 x 12
Dining Room:	0		Util Room/Area:	0	
Master Bedroom:	1	11.6 x 11.4	Bedroom 2:	1	10.4 x 10.8
Bedroom 3:	1	10.4 x 10.8	Bedroom 4:	0	
Master Bath:	0		Bath 1:	1	Full Bath
Bath 2:	0		Bath 3:	0	

GARAGE SZ: 0

SQFT-1ST: 984

SQFT-2ND: 0

SQFT-3RD: 0

SQFT - TOTAL BSMT: 0

SQFT FINISHED BSMT: 0

FINISHED SQFT 100% ABOVE GRADE: 984

INCLUDED ITEMS: Microwave, Range/Oven, Refrigerator, Other-See Remarks

ROOMS: Eat-in Kitchen, Utility Closet

MISCELLANEOUS INFO: Window Treatments, Storm Windows & Storm Doors, Window-Double Pane, Homeowner's Assoc Dues, Exterior Lighting, Patio/Deck, Storage Utility Building

ON FILE: Disclosure Form, Survey

FINANCING: Conventional, Cash

EXTERIOR: Vinyl

FUEL: LP Gas

FOUNDATION: Piers/Post

WATER HEATER: Electric

BASEMENT: None

UTILITIES: Cable, Appliances-Gas, Appliances-Electric, 100 amps

HEATING: Forced Air

FLOORING: Carpet, Laminate

COOLING: Other-See Remarks

FIREPLACE/WOODSTOVE:

WATER/SEWER: Other Water-See Remarks, Septic

POOL:

ROOF: Shingle

DIRECTIONS: From Rte.29S - Turn on S.R. 40002 (Laurel Lake Rd.) - Take 2nd right (Mahoney Rd.) - Take 2nd right (N. Lake Rd.) to 340 N. Lake Rd. (property on both sides of road).

PUBLIC REMARKS: 3 BR Double Wide home on Bel Air Lake - Gorgeous 5+ acre open and wooded landscaped parcel with 2 storage sheds. Wraparound deck, in-ground septic and water pumped from lake. Hookups for washer / dryer - 2 refrigerators - Open floor plan - Excellent fishing, private and secluded lake w/ no motors allowed - Minutes to Binghamton - Perfect retirement property / hunting lodge! Homeowners Dues \$200 - Non-mandatory

PRIVATE REMARKS:

SELLER NAME: Leahy

SUB AGENCY FEE: 0

BUYER/BROKER FEE: 3

TRANSACTION LICENSE: 3

EXCLUSIVE RIGHT: Yes

EXCLUSIVE AGENCY: No

BONUS:

POSSESSION/AGENT INFO: Closing, Call Listing Agent, Key at Listing Office

AGREEMENT DATE:

ACCEPTANCE DATE:

PROPOSED CLOSING DATE:

ORIGINAL LIST PRICE: \$149,000

DISPLAY ON INTERNET: Yes

DISPLAY ADDRESS: Yes

DAYS ON MARKET: 6

LIMITED SERVICE: No

ALLOW AVM: Yes

ALLOW COMMENTS: Yes



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