$ 65,000

Friedman Rd, Harris, NY 12742

- MLS #: 990850
- Land | Lot: 3.36 acres
- More Info: FriedmanRdHarrisNY.IsForSale.com

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Remarks

Build Your Dream Home in the Heart of Sullivan County! Don't miss this opportunity to own a beautiful piece of raw land ready for your vision. Located just minutes from the shops and restaurants of Monticello and convenient to New York State Route 17, this property offers both privacy and accessibility. Important groundwork has already been completed to help jump-start your building plans. A perc test and deep hole test have been performed, and a 20-foot drain pipe has been installed at the start of the driveway. Electric poles are nearby for easy utility access. Engineering plans, an engineered site plan, survey, and a proposed home layout are already in hand-just awaiting municipal approval for the home and septic system. (Well approval will be required separately.) The property features clay and loam soil, providing a solid foundation for development. Whether you're looking to build a full-time residence or a weekend retreat, this property offers a fantastic starting point with much of the preliminary work already completed. Enjoy the peaceful setting while still being just minutes from shopping, dining, and major commuting routes.

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