



Madison Co, New York

±14.48 acres • \$39,900

Affordable, diverse property could be your new hunting camp, vacation getaway or year-round home building site, with ag fields, stream, woods and power at the road.

- Diverse topography
- Small creek through the property with active ag fields and woods
- Power at the road
- 2 ag fields- one currently in hay, the other possible tillable or pasture
- 2.4 +/- miles to Texas Hill State Forest with
- 5 +/- minutes to Georgetown for gas, groceries and post office
- 5 +/- miles to Muller Hill State Forest with 3090 +/- acres, miles of trails for hunting, hiking, camping and snowmobiling
- Less than 25 +/- minutes to Hamilton
- 30 +/- minutes to Norwich



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WHITETAIL PROPERTIES REAL ESTATE, LLC | DBA WHITETAIL PROPERTIES | NEBRASKA & NORTH DAKOTA DBA WHITETAIL TROPHY PROPERTIES REAL ESTATE LLC | LIC. IN IL, MO, IA, KS, NE - DAN PEREZ, BROKER | LIC. IN AR, CO, GA, MN, ND, SD, TN, WI - JEFF EVANS, BROKER | LIC. IN FL, OH, PA - JEFFERSON KIRK GILBERT, BROKER | LIC. IN TX & NM - JOEY BELLINGTON, BROKER | LIC. IN IN - BILL MINOR, BROKER | LIC. IN AL, GA, LA, MS - SYBIL STEWART, BROKER | LIC. IN TN - TIM BURNETTE, BROKER | LIC. IN TN - BOBBY POWERS, BROKER | LIC. IN AR - ANTHONY CHRISCO, BROKER | LIC. IN NC, SC, VA - CHIP CAMP, BROKER | LIC. IN NC - RICH BAUGH, BROKER | LIC. IN MI - EDMUND JOEL NOGASKI, BROKER | LIC. IN MD & WV - DEBBIE S. LAUN, BROKER | LIC. IN ID, MT, OR, UT, WA, WY - AARON MILLIKEN, BROKER | LIC. NY - JOHN MYERS, REAL ESTATE BROKER | LIC. IN OK - DEAN ANDERSON, BROKER | LIC. IN KY - DEREK FISHER, BROKER THE INFORMATION CONTAINED HEREIN IS DEEMED RELIABLE BUT IS NOT WARRANTED OR GUARANTEED BY THE BROKER OR SELLER. THE BROKER (WHITETAIL PROPERTIES) DOES NOT ASSUME LIABILITY FOR TYPOGRAPHICAL ERRORS, MISPRINTS, NOR FOR MISINFORMATION THAT MAY HAVE BEEN GIVEN US.

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