

## Southern Adirondack Residential Property - Public Copy

**Address:** 19 Main Street, Johnsbury, NY 12853  
**County:** Warren  
**Town/Village:** Johnsbury  
**Current Price:** \$69,900  
**Common Post Office:** North Creek  
**List Number:** 183102  
**Status:** Active  
**# Bdrms:** 2  
**Total Baths:** 1  
**# FBths:** 1  
**# HBths:** 0  
**Laundry Level:** None  
**Total Finished SqFt:** 919  
**Stories:** 2  
**Finished Abv Grd SqFt:** 919  
**Finished Blw Grd SqFt:** 0

Room Name	Level	Description
Kitchen	1st Floor	
Living Room	1st Floor	
Den	1st Floor	
Master Bedroom	2nd Floor	
Bedroom 2	1st Floor	
Other Room 1	1st Floor	



**Listing Office:** Cork Nester's True North Properties

**Property Data**  
**Aprox. Acres +/-:** 0.62  
**Lot Dimensions:** 123.45x225x123x225  
**Elementary School:** Johnsbury  
**High School:** Johnsbury  
**Lake/River Name:** None  
**Property Type:** Residential  
**Style:** Old Style  
**To Be Built:** No  
**Year Built:** 1920  
**Zoning:** Adirondack Park Agency  
**Assoc. Fee:**  
**Assoc. Freq.:**

**List Price:** \$69,900  
**Amps:** 200  
**Lockbox:** No  
**Owner Finance:** No  
**Sign:** Yes  
**PCD:** Yes

**Public Record Data**

**Sec-Block-Lot:** 66.18-1-8  
**Tax Assessment:** \$1,700  
**Full Mkt Assessment:** \$85,000  
**Estimated Taxes:** \$1,904.82  
**Deed Bk/Pg:** 1252/8  
**Deed Restrictions:** No

Room	Bsmt	Main	2nd	3rd
Beds:	0	1	1	0
Full Baths:	0	1	0	0
Half Baths:	0	0	0	0

**Appliances Included:** Hood; Refrigerator; Stove - Electric  
**Dining Features:** In Kitchen  
**Exterior Feature:** Porch; Stone Drive  
**Attic Access:** Crawl Opening  
**Basement:** Interior Entry; Partial  
**Exterior Finish:** Wood  
**Flooring:** Laminate; Vinyl; Wall/Wall Carpeting; Wood Floor

**Heat Distribution:** Warm Air  
**Heat System Fuel:** Oil  
**Interior Features:** Blinds; Chair Rail; Curtain Rods; Drapes/Curtains; Dry Wall; Internet - DSL; Paddle Fan; Smoke Alarm; Solid Surface Countertop  
**Possession:** At Closing  
**Roof:** Metal  
**Showing Instructions:** 24 Hour Notice; ShowingTime; Sign on Property  
**Sewer:** Septic Tank/Leach Field  
**Water Type:** None  
**Water Heater:** Electric  
**Water:** Public Water

**Directions:** From Rt 28 turn onto Main St., third house on left. See sign

**Remarks:** Nicely kept moderate sized home, that would be a perfect starter home or an affordable ski house, and less than 5 minutes to Gore Mt., and walking distance to restaurants and shops in town. MOTIVATED SELLER!!.

**Office Escrow:** Community Bank, N.A.

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Front view



Helbock (3)



Helbock (5)



Helbock (7)



Helbock (8)



Helbock (9)



Helbock (6)



Helbock (4)

