



Active
Listing # 406712

1135 Bostwick Rd
Ithaca, NY 14850-9344

List Price: \$147,500



Original Price: \$147,500
Style: 1.5 Story/Cape Cod
Beds: 3
Baths (F/H): 2 (1 1)
Approx Sq. Ft.: 2,093
Price/Sq Ft: 70.47
Lot Sq Ft (approx): 0.5800
Year Built: 1886
Driveway: Gravel
Garage Spaces: 0

Sold Price: 0.00
Property Subtype: SngFam
County: Tompkins
Neighborhood: Unknown
District: Ithaca
Property Loc.: Enfield
Subdivision: Enfield
Lake Privileges:
Lake Name:

[Additional Photos](#) [Client Detail and Documents](#)

Zoning: **Assessment:** 100000 **Deed Ref.:** 2021/3907 **Survey:** Available
Current Total Taxes: 0.00 **Lot Acres:** 0.5800 **Lot Size:** **AMPS:** 100
Avg Mo Utilities: **Deed Restrictions:** No

Living Room: 15.80x20.40 Level: Main **Master Bedroom:** 19.10x12.20 Level: Upper **Main Lev Aprx Sq Ft:** 0
Dining Room: 13.20x11.90 Level: Main **Bedroom 2:** 15.30x14.60 Level: Upper **Upper Lev Aprx Sq Ft:** 0
Kitchen: 12.90x15.10 Level: Main **Bedroom 3:** 12.80x8.40 Level: Main **#Main Lev Full Baths:** 1
Family Room: 15.80x14.70 Level: Main **Bedroom 4:** **#Main Lev Half Baths:** 0
Basement: Concrete Floor

Insulation/Type: Fiberglass, Spray Foam **Style:** 1.5 Story/Cape Cod
Floor Coverings: Hardwood, Vinyl, Wall/Wall Carpet **Construction:** Existing
Fireplace/Stove: Coal Stove, Wood Burning, Wood Stove **Construction Type:** Frame
of Fireplaces/Stoves: 2 **Siding:** Vinyl
Appliances Convey: Dryer, Range Hood, Refrigerator, Stove-Gas, Washer **Roof:** Metal
Energy Features: Double Pane, Generator, Other - See Remarks **Foundation:** Block, Stone
Heating/Cooling: Forced Air, Furnace, Propane Tank Leased **Garage/Parking:** 1 Car
Interior Features: Attic Access Scuttle, Built-Ins, CO Detector, High Speed Int Avail, Pantry, Skylight(s), Smoke Detector, Walk-In Closet(s) **Driveway:** Gravel
Fencing: None
RV Hookup: No
Sewer/Septic: Private Septic
Water Source: Private

Exterior Features: Awnings, Fire Pit/Fireplace, Flower Gardens, Porch, Storage Shed, Woods

Disclosures: Agriculture District, CO Detector, Other - See Remarks, Electric/Surcharge, Property Condition, Smoke Detector, Lead, Mineral

Financing Remarks:

Directions : From Ithaca, take State St. W/Rt 79 W to Floral Ave/Rt 13A. Turn right on Bostwick Rd for 8 miles. House sits on the left just before the intersection of Enfield Main and Bostwick.

Description: Opportunity knocks with this sturdy Enfield farmhouse that has been loved by the same family since 1944. All the good stuff has been done here... metal roof, vinyl siding, newer furnace, newer HWH, generator hookup wired into the panel, new septic tank, and more! Situated on over a half acre of park like yard, this 3BR/1.5BA home is waiting for you to put your stamp on it and make it your own. Generous mudroom spills into large eat-in-kitchen. Main level laundry. Insulated and heated enclosed porch. Bonus space on the second level would be a wonderful play space, office, or reading nook. Huge storage area off the second bedroom. Walkout basement has tall ceilings and is already set up for a workshop! Sunny yard will support all your garden aspirations and abuts a lovely meandering creek to the back. Nature, peace, and quiet abound and only a quick 8 miles and 12 minutes to Ithaca City!