

2 Yaphank Rd, Sound Beach, NY 11789

List Price: \$289,000



ML#: 3089824	Res	1 Family, Det	LSC: NEW
Sec/Area:	Ranch	Zone: 28	
Devel:		Rooms: 7	
Schools: 9	Rocky Point	Br: 3	MBR 1st Floor: Y
Taxes: \$6,878.79	Vill Tax:	Baths Full: 1	Half: 0
Total Taxes: \$6,878.79		Basement: Full	Fin Bsmt: N
Taxes w/Basic STAR:		Lot Size: 0X0	
Dis: 200	Sec: 1300	Lot Sqft: 10019	
Block: 200	Lot: 42000	Zoning:	
Adult Comm: N	Gated Prop:		
Beach Rts: Y	Dock Rts:		

Cross Street: Riverhead Rd **Walk Score®:** 13

Directions: Rocky Point Landing Road, Head North On Valley Dr, Right On Port Jeff Rd, Left Onto Yaphank Rd

Remarks: All Offers In Writing With Pre-Approval And/Or Proof Of Funds. No Offers Accepted Until Contracts Are Fully Executed And Delivered. All Information Provided Is Deemed Reliable But Is Not Guaranteed And Should Be Independently Verified. Sold " As Is". Property Offered For The First 21 Days To Prospective Buyers Making < \$109,000 / 120% Of Ami - Up To \$2,500 Available For Qualified Buyers Based On Income Guidelines.

Property Description: Beautifully Renovated 3 Bedroom Ranch With A Huge Basement! Just Down The Block From The Sound. Great Location, In Walking Distance To A Private Beach With Access Rights. Wont Last ! New Kitchen W/New Appliances, Tile Floor And Plumbing. New Bathroom, Roof And Siding As Well. Too Many More Items To List. Property Offered For The First 21 Days To Prospective Buyers Making < \$109,000 / 120% Of Ami - Up To \$2,500 Available For Qualified Buyers Based On Income Guidelines.

<u>Property Info</u>	<u>Rooms/Interior</u>	<u>Appliances/Utilities</u>	<u>Exterior</u>
Appx Yr Built: 1972	# Kitchens: 1	Stove: 1	Garage: 0.5, Att
New Constr: N	Eat In Kitchen: N	Refrigerator: 1	Driveway: Pvt
Construction: Frame	DiningRm: Formal	Dishwasher: 1	Porch:
Front Expose:	Den/Fam Rm: Y	Washer: 0	Patio: Rear
Cul-De-Sac: Corner:	Office: N	Dryer: 0	Deck: Front
Horse Prop:	Attic: Y	A/C: N	Pool: N
Appearance:	Apx Int Sqft:	Heat: Oil, Hw	Tennis Ct:
Waterfront: N	Wood Flrs:	Heat Zones: 1	Ing Sprinks:
Waterview: N	W/W Carpet:	Sep HW Heater:	Building Size:
Water Frtage:	Fireplaces: 0	Permit:	Water:
Bulkhead:	Skylight:		Sewer: N

Bsmt/Subfl: Full, Unfinished	Also For Rent: N
1st Floor: 3Br, 1Fb, Kitchen, Formal Dr, Living Room, Den/Family Room	Rental Income:
2nd Floor:	Short Sale: N
3rd Floor:	REO: N
Personal Property Exclusions:	Supersedes ML#:

Energy Efficient Feature: Y	Green Certified:	Cert Type:	Cert Year:
Energy Star Stove, Energy Star Refrigerator, Energy Star Dishwasher			
List Date: 1/02/2019	Original LP: \$289,000	Seller Agency Comp: 0	
Exp Date: 1/02/2020	Prior LP:	Buyer Agency Comp: 2	
	List Price: \$289,000	Broker Agency Comp: 2	
	Owner Financing:	Listing Broker Comp (For Rental):	
	Broker/Agent Owned: Y	Buyer Exclusions: N	
		<i>Offers of compensation are for MLSLI Participants only.</i>	

Occupancy:	Owner: Safeguard	Offers:
List Broker: Safeguard Realty LLC (SFE01)	800-673-6993	Show Instr: Please Call 888-380-8833
List Agent: Smith, Michael J	631-930-9142	Status/Show#: 888-380-8833
		Lockbox: Neg Dir: Y