

Richford Relaxation
Matson Road
Richford, NY 13835

\$139,900
88.640± Acres
Tioga County



Richford Relaxation
Richford, NY / Tioga County

SUMMARY

Address

Matson Road

City, State Zip

Richford, NY 13835

County

Tioga County

Type

Recreational Land, Hunting Land, Undeveloped Land

Latitude / Longitude

42.405285 / -76.212914

Taxes (Annually)

3650

Acreage

88.640

Price

\$139,900

Property Website

<https://www.landleader.com/property/richford-relaxation-tioga-new-york/46771>



MORE INFO ONLINE:

TimberlandRealty.net

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PROPERTY DESCRIPTION

If you have been looking for your secluded get away for your off grid cabin look no further! This beautiful 88.64-acre property features a manicured trail system, stream and a perfect building site for your dream cabin. The recent timber sale has left a network of trails that are easily traveled on foot, with horses or an ATV/UTV.

This property boasts many mast producing species including red oak, hickory and beech along with mixed hemlock in the small drainages that run through the property. Signs of wild game are plentiful throughout as you traverse the newly established trail system. The recent thinning focused on removal of white ash but left a solid stand of small to medium sawtimber that will accrue volume and value.

This area is known as a "hotspot" for hunters because of the thousands of acres of state land that are within minutes of the property. These state lands include Hammond Hill SF, Griggs Gulf SF, Robinson Hollow SF & Potato Hill SF. This is a perfect hub for someone who has spent time on these state lands but wants somewhere to call home.

If you prefer winter recreation, you are just a short drive to Greek Peak that boasts one of the best slopes in CNY! The terrain is such that it would be feasible even on snowshoes or cross country skis as well. Another short drive to the east and you can be on Whitney Point Reservoir fishing for bass, walleye and blue gills.

Just 10 minutes from route 81 you won't find many properties that have as many positive attributes as this one. Give Brad a call today and you will be kicking back and relaxing on your new property in no time!

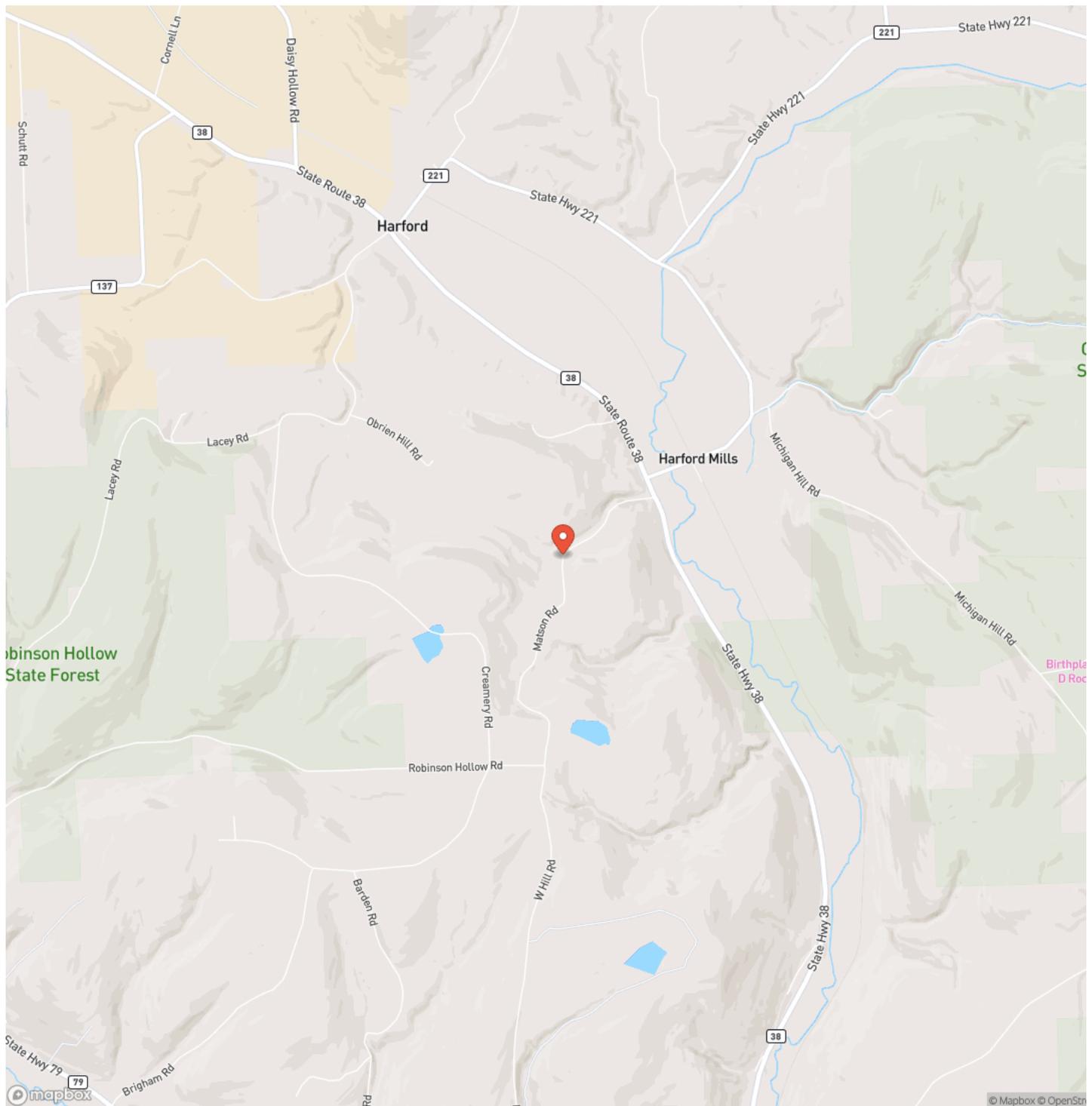


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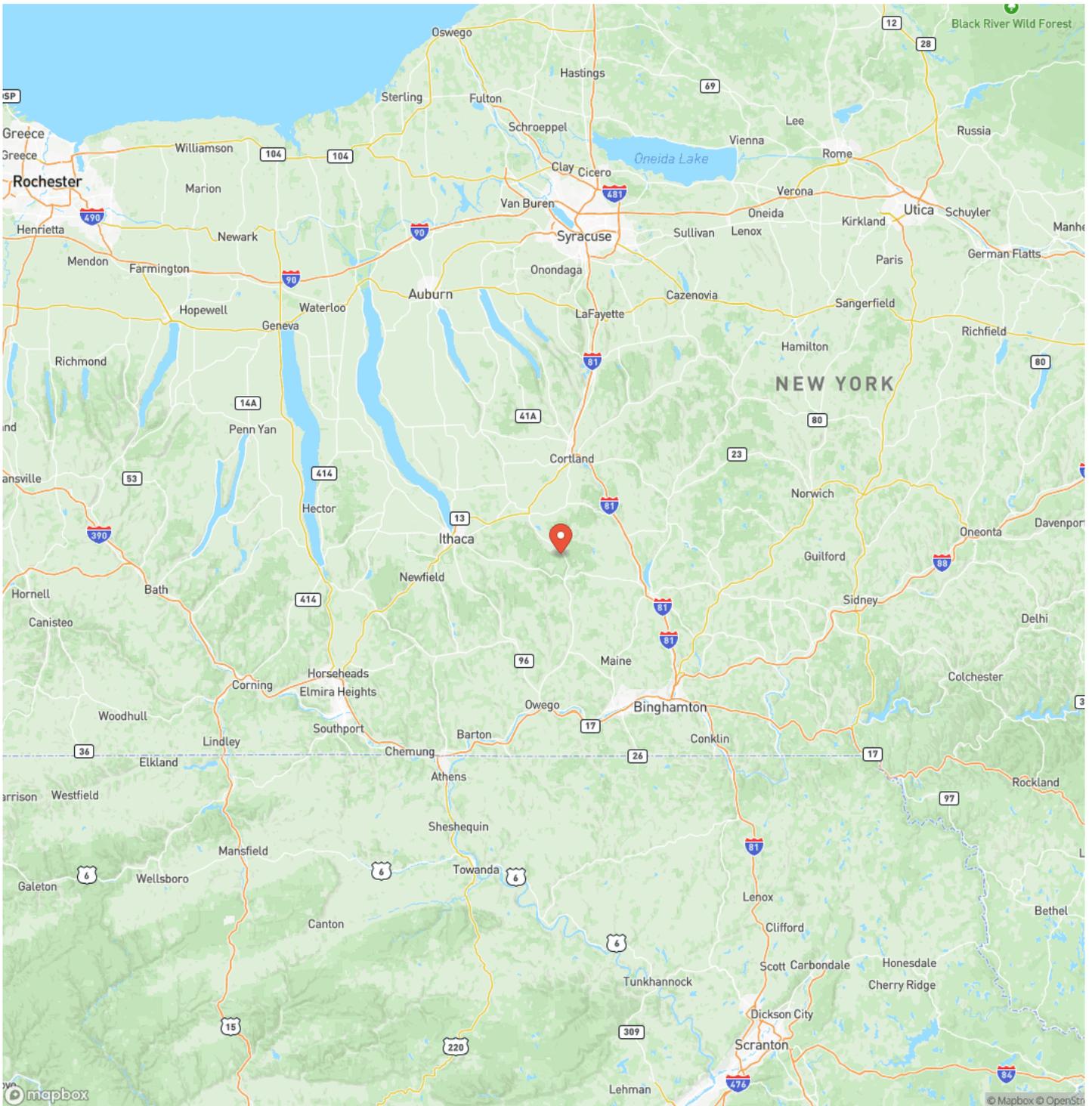


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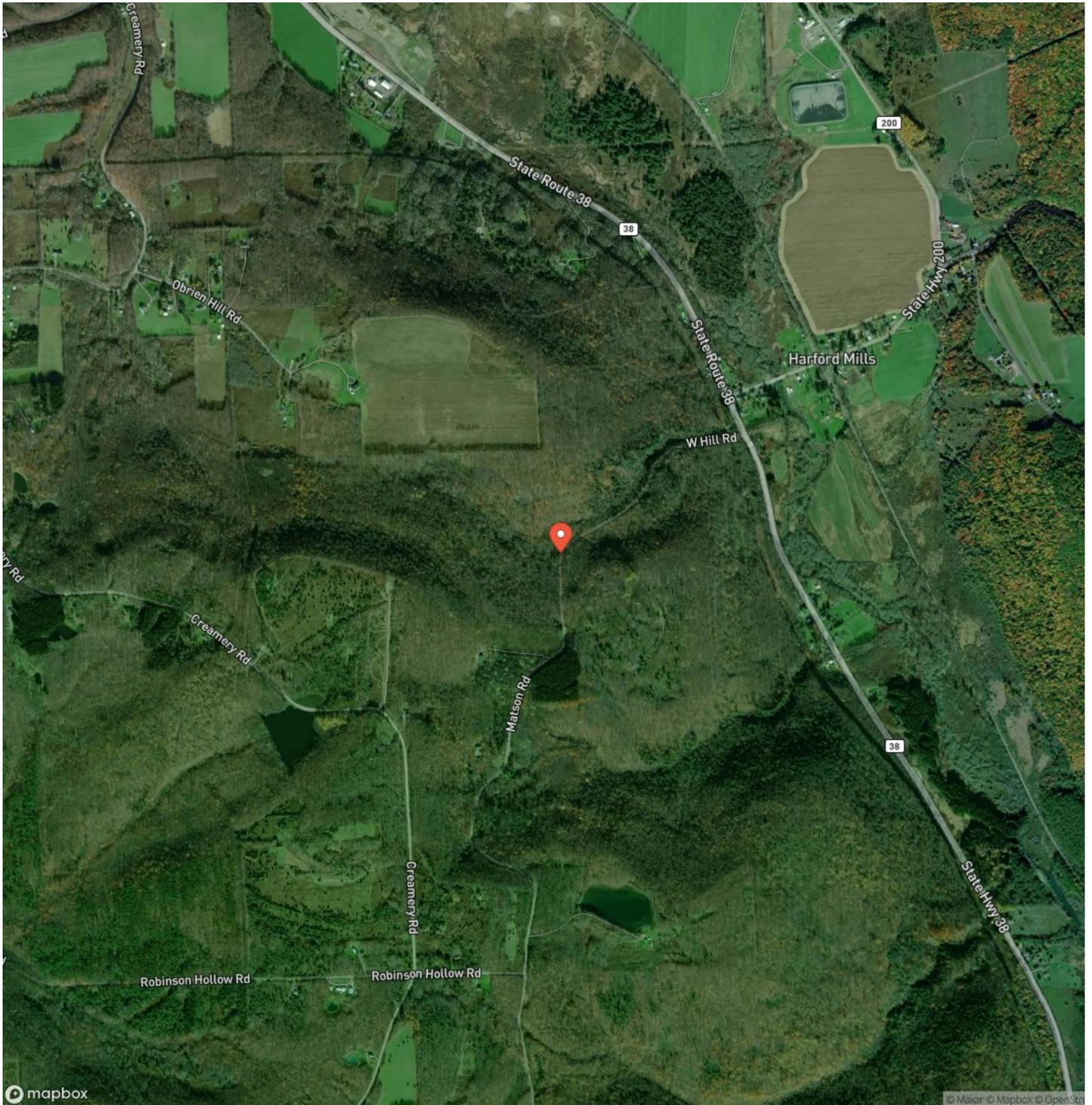
Locator Map



Locator Map



Satellite Map



DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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