



<b>List Number</b>	17-673	<b>List Price</b>	\$ 185,000
<b>Property Type</b>	Lot/Land	<b>Acres /-</b>	25.52
<b>Status</b>	Active	<b>Lot/Land Dimensions</b>	362x302x250x1779x602x914
<b>Foreclosure</b>	No	<b>Road Frontage</b>	362.00
<b>Zoning</b>	None		

**Address:** SR 2010  
**City:** Clifford Twp **State:** PA **Zip:** 18421

*Provided as a courtesy of*  
**Lauri Pass**  
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 Pass Realty  
 ( (570) 222-3333  
 Office Code: 054

**# Lots for Sale**  
**# Lots in Developmnt**  
**Development Size**

<b>County</b>	Susquehanna	<b>School District</b>	Mountain View
<b>Zoning</b>	None	<b>Region</b>	Elk Mountain
<b>Latitude</b>	41.679088	<b>Longitude</b>	-75.488572
<b>Tax Mun</b>	Clifford Township	<b>Tax Inf</b>	Available
<b>Tot Asmt</b>	\$ 10,700	<b>Est Ttl Taxes</b>	\$ 559.52
<b>Est Cty Tax</b>	\$ 105.18	<b>Est Mun Tax</b>	\$ 34.77
<b>Est Sch Tax</b>	\$ 419.56		

<b>Tax ID Number</b>	248.001,018.03,000	<b>Lot/Block/Section</b>	
<b>Deed Book/Page</b>	200819394	<b>Tracts(Sept Deeds)</b>	No

<b>Lot Description:</b>	Not in Development; View Lot; Wooded Lot	<b>Utilities/Imprvmnts:</b>	None
<b>Oil Gas Min Rights:</b>	Prop Subject to Lse: No	<b>Special Information:</b>	Deed Restrctn/Covens; No Mobile
<b>Road:</b>	Paved; Public: State	<b>Community Amenities:</b>	None
<b>Water at Site:</b>	None	<b>Tax Benefits Program:</b>	Clean & Green
<b>Waste at Site:</b>	Septic Prmt-Expired	<b>Possession:</b>	Settlement
<b>Topography:</b>	Rolling	<b>Financing:</b>	Cash; Conventional
<b>Builder:</b>	Any Builder		
<b>Miscellaneous:</b>	None		

**Directions:** From Forest City, Rt. 171 North 1.7 miles to first left on SR2010, go 1.5 miles, land on left.

**Additional Info:** Shared driveway entrance.

**Public Remarks:** Beautiful 25.52 acres offers mountain views, privacy, a large level field, and ample mature woods. Great hunting & hiking. Small cabin with wood stove is included. Septic & well needed. Previously soil & perc tested, & septic permit. Deed Restricted. In Clean & Green. Close to Elk Mountain Ski Area, D&H Rail Trail for hiking/biking/snowmobiling, Stillwater Reservoir & Lackawanna River for fishing.

<b>Agent DOM</b>	4	<b>Cumulative DOM</b>	4
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