



51 Dubois Road  
 New Paltz, NY 12561  
 For Sale: \$549,000

Type:	Single Family
MLS#:	20250976
Square Footage:	0
Taxes:	\$13,272
Year Built:	1957

Invest in your future with this two family Colonial home which has a private country feel. With almost an acre of land on a quiet country road, this money maker is only a 3 minute drive from the college campus. Here is a great opportunity for an owner/investor to have your tenant help with the mortgage. Or maximize your profits with an existing net income of over 40K and there is still plenty of upswing potential. There is expansive off street parking and a large yard for tenants to enjoy the peace and tranquility that most folks are looking for. Both units offer 3 good sized bdrms plus a den and laundry. Located near Main St. offering convenient access to all amenities for every day living. Close proximity to recreational activities like golfing, hiking trails, state parks and Mohonk Mountain. Nearby restaurants and an active night life also make this an attractive property to own.

### Listing Details

Asking Price: \$549,000	Taxes: \$13,272	Status: Active
Type: Single Family	MLS ID: 20250976	Last Update: 4/22/2025
Added: 9 Day(s) Ago		

### Property Details

Address: 51 Dubois Road	City: New Paltz	State: NY
Zip: 12561	County: Ulster	Total Bedrooms: 6
Total Bathrooms: 0	Home Style: Colonial	Basement: Concrete
Siding: Frame	Year Built: 1957	

### Location Details

Lot Size: 0.96 Acres	Lot Description: Few Trees, Landscaped,	Driveway: Guest
Water Front: No	Water Access: No	

### School Details

School District: New Paltz

### Heating, Cooling, & Utility Details

Heat Type: Baseboard	Water Type: Well	Sewer Type: Septic Tank
Air Conditioning: Window Unit(s)		

### Broker Details

Howard Hanna Rand Realty	Rodney Batista
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