



106 Florence Street  
Kingston, NY 12401  
For Sale: \$250,000

Type:	Single Family
MLS#:	20261547
Square Footage:	0
Taxes:	\$9,355
Year Built:	1951

**MONEY MAKER!!!** Don't miss this **FIXER UPPER** WHICH IS SERIOUSLY WORTH THE EFFORT. Home has been emptied and carpets removed to expose hardwood floors in all rooms except kitchen and baths. Needs new kitchen, bath updates, floors refinished, and rooms painted. Some space in the back of the former 1-car attached garage was taken to add a big primary bath. Garage door still in tact with working electric garage door opener opening to the front of the former garage. Landscaping needs work, especially in back yard. Former owner planted and lovingly maintained perennials including daffodils, hyacinths - plus myrtle, pachysandra, and more. Current owner was unable to keep the gardens up but with a day or two of care and thinning out, they can be restored to their initial beauty. **ONCE ALL WORK IS COMPLETED, THIS HOME IS ABSOLUTELY GOING TO SHINE.** Contractors/investors looking to purchase this home, fix it up, then sell it will surely make a nice profit. Buyers looking to fix it up to live in it, also can't lose. Located on Florence St., a lovely little-known street in the City of Kingston which will capture your heart the first time you ride through. You'll find people out walking, a person or two out for a bike ride, and just a nice, friendly neighborhood to enjoy coming home to. Seriously, this is one where "HE WHO HESITATES IS LOST!"

**Listing Details**

Asking Price: \$250,000	Taxes: \$9,355	Status: Active
Type: Single Family	MLS ID: 20261547	Last Update: 4/13/2026
Added: 8 Day(s) Ago		

**Property Details**

Address: 106 Florence Street	City: Kingston	State: NY
Zip: 12401	County: Ulster	Total Bedrooms: 3
Total Bathrooms: 2 full	Total Rooms: 6	Fireplaces: 1
Home Style: Ranch	Basement: Block	Siding: Brick
Year Built: 1951		

**Location Details**

Lot Size: 0.24 Acres	Driveway: Garage Faces Front	Water Front: No
Water Access: No		

**School Details**

School District: Kingston

**Heating, Cooling, & Utility Details**

Heat Type: Baseboard	Water Type: Public	Sewer Type: Public Sewer
Air Conditioning: Ceiling Fan(s)		

**Broker Details**

Janet Marz Real Estate      Janet Marz