



Mary Ann

LARKIN

REALTY



ENDLESS OPPORTUNITIES!

Bring Your Imagination To This Fabulous Property

NEW LISTING



So many opportunities here plus your living area on second floor. 20 cabins to use for a self-storage facility, consignment shops, flea market, antiques and more. Opportunity for diner/restaurant with modifications and updates. Many improvements have already been made.... \$225,000.00.

Spectacular Two-Year Old Morton Building

NEW LISTING



Located on Highway Route 20 in Sharon Springs, high traffic area. Currently operated as a motorcycle retail business. Building has 4000 sq.ft. of space for offices, showroom, and workshop bay. Many options here... \$425,000.00.

Turnkey Operation With This Property

NEW LISTING



Comes complete with kitchen equipment, bar equipment, furniture, fixtures, and more. Currently an operating restaurant and bar. Located in historic Sharon Springs on Highway Route 20. Plenty of traffic going to and from Cooperstown..... \$299,000.00.

Opportunity For Owner Occupied Spacious Two Story House

NEW LISTING



With three Apartments for rental income to make the mortgage payment. Tenants pay heat and utilities. Owner responsible for lawn, snow, trash removal, and light maintenance. Updates have been made. More details available at Broker's Office. If qualified, call for appointment, you won't be disappointed..... \$235,000.00.

Exceptional Raised Ranch IN CRCS Schools

NEW LISTING



Beautiful country setting with great views from two tier deck overlooking above ground swimming pool. Black top driveway. Two car garage underneath. Large family room. Living room w/fireplace. Eat in kitchen, 1.5 baths, dining area. Recently painted throughout. Anxious Owner. \$198,000.00.

First Time Home Buyers, Hunters Or Looking For A Second Home

NEW LISTING



This one is for you. Located on secondary road in the Town of Sharon, this house has two large bedrooms, possible for a third, large living room w/fireplace/dining room combination. Eat in kitchen. Two full baths. 22+/- acres comes with this house. Great buy at\$89,500.00.

MARY ANN LARKIN, BROKER

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