



**\$650,000**

## **13 WAWAYANDA PLACE, MIDDLETOWN, NY 10940**

<https://fallatigroup.com>

Discover this charming, recently renovated 5-bed, 3-bath home in Orange County, NY, boasting over 3,000 sq. ft. It offers resort-like amenities, perfect for short-term rentals. Explore nearby attractions like West Point, Storm King Art Center, Legoland New York, and Woodbury Common Premium Outlets. Operating as an STR since May 2023, it's generated over \$51,000 in revenue. Bundle it with 5 Wawayanda Pl., 75-79 Madison Ave, and 17 State St Middletown. Fully furnished options available, with post-sale management services. Showings by appointment only, Tuesdays to Thursdays, with pre-approval/proof of funds.

- 5 beds
- Single Family Residence
- Residential
- Active

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### **Basics**



**Date added:** Added 6 months ago  
**List Office Name:** Oxford Property Group USA  
**County:** Orange  
**Lot Size Acres:** 0.45 acres  
**Type:** Single Family Residence  
**Total Rooms:** 11  
**Half baths:** 2 half baths

**MLS ID:** 202414705  
**List Agent Email:** jnsittner1@gmail.com  
**Living Area sqft:** 3890  
**Category:** Residential  
**Status:** Active  
**Bedrooms:** 5 beds  
**Year built:** 1948

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## Directions

**Directions:** Dolson ave to Webb Rd to Wawayanda Ave to Wawayanda Pl

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## Building Details

**Construction Materials:** Vinyl Siding  
**Garage Spaces:** 5  
**Roof:** Asphalt  
**Architectural Style:** Ranch

**Patio & Porch:** Patio  
**Basement:** Partial  
**Property Condition:** Updated/Remodeled

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## Interior Features

**Floor Covering:** Ceramic Tile, Vinyl  
**Cooling:** Central Air  
**Fireplace:** 1

**Heating:** Forced Air, Propane  
**Appliances:** Dishwasher, Dryer, Microwave, Range, Range Hood, Refrigerator, Washer  
**Interior Features:** High Speed Internet, Eat-in Kitchen

**Laundry Features:** Laundry Room, Main Level

**Bathrooms Full:** 2

**Bathrooms Total:** 4



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## Exterior Features

**Parking:** Driveway, Off Street

**Lot Size Units:** Acres

**Lot Features:** Level, Cleared, Corner Lot

**Exterior Features:** None

**Lot Size Area:** 0.45

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## Amenities & Features

**Sewer:** Public Sewer

**Electric:** 200+ Amp Service

**Water:** Public

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## Additional

**Buyer Agency Compensation:** 2.00

**Sub Agency  
Compensation:** 0.00

**Compensation Disclaimer:** The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.

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## Financial

**Possession:** At Closing

**Tax Annual Amount:** \$6,010.17

**Tax Lot:** 1.000

**Special Listing Conditions:** Standard

**Tax Block:** 8

**Tax Tract:** 38.00

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## School Information

**High School District:** Middletown

