



**For Immediate Release:** 9/7/2016

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**OGS TO HOLD PUBLIC AUCTION FOR THREE PROPERTIES IN ORANGE COUNTY**

New York State Office of General Services (OGS) Commissioner RoAnn M. Destito today announced a public auction for state-owned properties located in Orange County at 142 Sycamore Drive in New Windsor, 15 Edgewater Lane in Port Jervis, and 711 State Route 211 in Montgomery will be conducted at 11 a.m. on Thursday, October 6. Complete details, including photos, legal and reference documents, and auction requirements can be found online at [www.nysstore.com](http://www.nysstore.com) by clicking on "Real Estate Auctions."

The auction will take place in the Orange County Emergency Services Center auditorium, 22 Wells Farm Road in Goshen with registration beginning at 10 a.m.

**Description of 142 Sycamore Drive:**

This raised ranch is located on a 2.08-acre lot, and contains 2,145 square feet of living space, including 1,444 square feet above grade, with three bedrooms and two bathrooms. The property features a two-car garage, central air, a fireplace, covered back porch, and a fenced yard. It is located in the Beaver Dam Lake community with lake rights and beach access.

**Open Houses: Open houses at 142 Sycamore Drive will be conducted:**

- Thursday, September 8 – noon to 2 p.m.
- Friday, September 9 – 10 a.m. to noon.
- Thursday, September 22, 11 a.m. to 1 p.m.

Additional site inspections can be scheduled by calling (518) 474-2195 or emailing [land.management@ogs.ny.gov](mailto:land.management@ogs.ny.gov).

**Minimum Bid:**

\$125,000 (\$12,500 deposit required to bid)

**Description of 15 Edgewater Lane:**

This ranch-style home is situated on a 2.4-acre lot in a cul-de-sac neighborhood. It contains 1,900 square feet of living space with three bedrooms and two bathrooms.

**Open Houses: Open houses at 15 Edgewater Lane will be conducted:**

- Thursday, September 8 – noon to 2 p.m.
- Friday, September 9 – 10 a.m. to noon
- Thursday, September 22 – 11 a.m. to 1 p.m.

Additional site inspections can be scheduled by calling (518) 474-2195 or emailing [land.management@ogs.ny.gov](mailto:land.management@ogs.ny.gov).

**Minimum Bid:**

\$100,000 (\$10,000 deposit required to bid)

**Description of 711 State Route 211:**

The dwelling at this site was heavily damaged by fire and is being sold as is. It is a 4.7-acre property with 300 feet of road frontage. It has a paved driveway, private well, and septic system.

**Site Visits:**

Site visits may be made any time at your convenience, but access to the dwelling is prohibited. If assistance is required, please contact the New York Office of General Services for an appointment by calling (518) 474-2195 or emailing [land.management@ogs.ny.gov](mailto:land.management@ogs.ny.gov).

**Minimum Bid:**

\$25,000 (\$2,500 deposit required to bid)

**Terms for the properties:**

The properties are being sold “as-is.” Prospective bidders are encouraged to obtain professional advice, prior to the public sale to assure compliance with building codes and any planned use of the property. They are also encouraged to contact a financial institution prior to the auction in order to obtain pre-contract credit clearance and borrowing guidelines.

Interested bidders will be required to present an initial deposit in the form of a certified check or bank draft in order to register. Checks should be made payable to either the Commissioner of General Services or the bidder.

A 5 percent broker’s commission will be paid by the State of New York to a qualified real estate broker who represents the successful bidder at the time of the closing. Bidder and broker affidavits must be submitted to OGS Legal Services by 4 p.m. on Tuesday, October 4.

OGS provides a broad range of support services that facilitate the operation of state government and assist local governments, public authorities, and public and private agencies. OGS offers numerous services to clients throughout the Empire State, including property management, design and construction, procurement, and various support services.

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