



New Listing

MLS#: **S1160140** **Single Family Residential** **A-Active**
263 Buckingham Ave **List Price: \$134,900**
 County: **Onondaga** Zip: **13210** Acres: **0.12**
 Town: **Syracuse** Pstl City: **Syracuse** Cross St: **Broad**
 Area #: **Syracuse City-311500**
 Subdivision: **311500-052-000-0020-016-000-0000** Lot Front: **38**
 TxMap#: **University Neighborhood** Lot Depth: **132**
 City Nghbrhd: **Syracuse** Lot Shape: **16**
 School Dist: **Syracuse** SqFt: **1,139**
 High School: **1958**
 Middle School: **Existing**
 Elem School: **24**
 # Photo: **24**

General Information

Style of Res:	Ranch	Full Baths:	1	Bedrooms:	3	Bed:	3	Full:	1	Half:	0
Built By:		Half Baths:	0	Total Rooms:	6	1st Flr:	3	2nd Flr:	0	3rd Flr:	0
Stories:	1.0	Tot Baths:	1.0	# Beds/Sept:	0	4th Flr:	0	Bsmnt:	0	Total:	3
Exter Constr:	Shake Shingle										
Driveway:	Blacktop										
Garage:	1.5/Attached										

Lot Info: **Corner Lot, Near Bus Line**
 Attic: **Crawl Space** Foundation: **Block**
 Basement: **Full**
 Waterfront: **No** Footage: Riparian Rgts?
 Name: Island Name:

Public Remarks: **Nothing is cuter than this 3 bedroom ranch, located in the convenient University Neighborhood. Perfect for the first-time home buyer or the down-sizing empty nester, this home offers one-floor living and the convenience of nearby Barry Park, shopping, and proximity to Syracuse University. With a sunny living room, bedrooms with ample closet space, a large eat-in kitchen, full basement, and attached garage, this home will meet your "must-haves." Enjoy the benefits of fresh exterior paint and new windows, completed in 2017. Additional bonuses include UNPA grants (unpa.net) available for owner occupants who want to make improvements; also available are no money down loan programs available for SU employees and first-time buyers.**

Unbranded VT:
 Aerial Drone Video:
 Virtual Tour 3D:

Directions: **Broad Street to the corner of Buckingham Avenue**

Interior & Exterior Features

Room	Fir	Dim	Room	Fir	Dim	Total FP:	# Artificial:	# Gas:	# Pellet:	# Wood Burning:	# Wood Stove:	# Coal:	# Other:	# Freestanding:	# Not Rep to Code:
Bedroom 1	1st		Bedroom 2	1st		0	0	0	0	0	0	0	0	0	0
Bedroom 3	1st		Kitchen	1st											
Living Room	1st														
Add'l Rooms:	1st Floor Bedroom, Laundry-Basement, Living Room														
Add'l Interior Features:	Copper Plumbing - Some, Electrical Fuses - some														
Add'l Exterior Features:	Cable TV Available, High Speed Internet, Thermal Windows - Some														
Add'l Struct:	Country Kitchen, Eat-In														
Kitch/Dining:	Cooktop - Gas, Dishwasher, Dryer, Oven/Range Gas, Range Hood-Exhaust Fan, Refrigerator, Washer														
Appliances:															
Accessibility:															
Floor:	Hardwood-Some, Resilient-Some														

Utilities Information

HVAC Type: **AC Unit-Window, Forced Air** Sewer: **Sewer Connected**
 Heating Fuel: **Gas** Water: **Public Connected**
 Water Htr Fuel: **Gas** ENERGY STAR®
 Qualified:
 Emerg Backup:
 Type of Well: Well Location:

Financial Information

Possible Fin:	Cash, Conventional, FHA, VA	Type of Sale:	Normal	Town/Cnty Tax:	\$1,610
1st Mtg Bal:		Equity:	\$134,900.00	City/Vil Tax:	\$955
2nd Mrt Bal:				School Tax:	\$1,631
Tax Info:		Annl Spc Assess:	\$0	Total Taxes:	\$4,196
Assess Val:	\$94,000			Lot Rent:	
HOA Pay Desc:	None	DOM:	0	Closed Date:	
HOA Fee:					
HOA Amen:					
Sale Price:					

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