



RESIDENTIAL DEVELOPMENT SITE

NYS ROUTE 376, WAPPINGER, NY 12590



SOLAR FARM, ALTERNATIVE ENERGY

ADDRESS: Route 376
Wappinger, NY 12590

LAND SIZES:
Parcel #337829: 7.50 ± acres
Parcel #372686: 20.30 ± acres
Parcel #289747: 33.7 ± acres
Parcel #495857: 116.76 ± acres
Total: 178.26 ± acres

ASKING PRICE: Available Upon Request



PROPERTY OVERVIEW

CR Properties is pleased to offer Four Residential Development Site located on NYS Route 376 in Wappinger, NY 12590. Four parcel land opportunities. Ideal location for a solar farm, alternative energy resource. Pricing available upon request.



CR Properties Group, LLC
295 Main Street
Poughkeepsie, NY 12601
www.crproperties.com



ALL DATA BELIEVED TO BE ACCURATE BUT NOT WARRANTED

For more information:
Thomas M. Cervone
845.485.3100
tom@crproperties.com

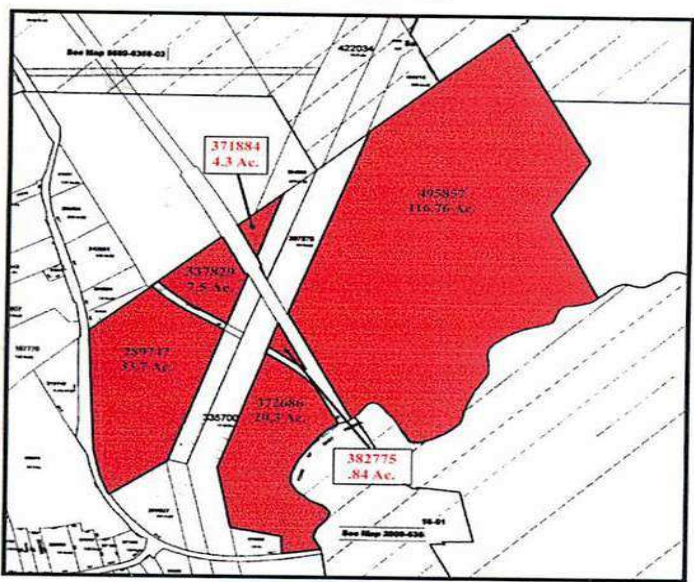


FOUR PARCELS, LAND OPPORTUNITIES

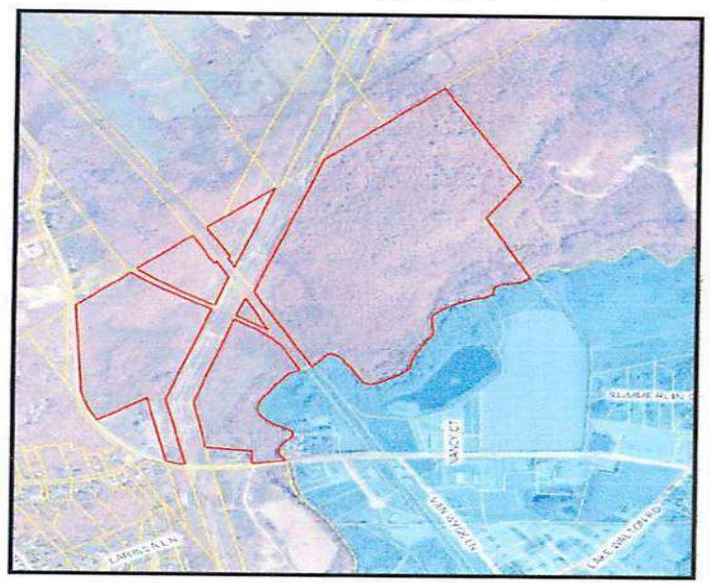
NYS ROUTE 376, WAPPINGER, NY 12590

TOTAL OF 178.26 ± ACRES

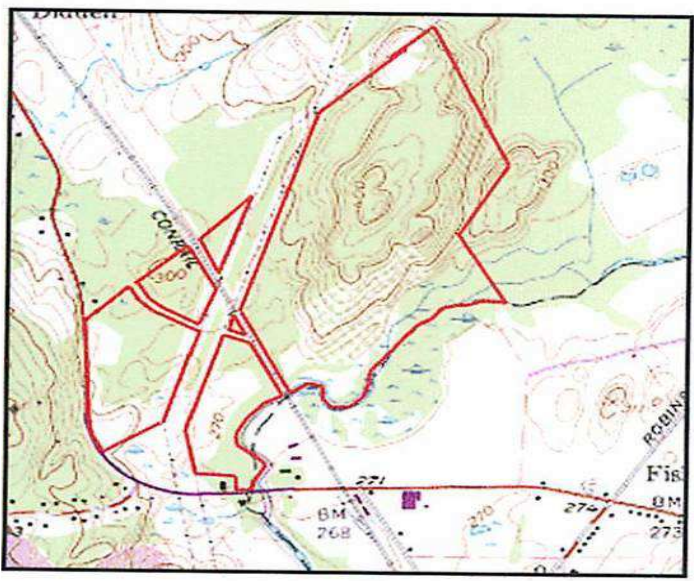
TAX MAP



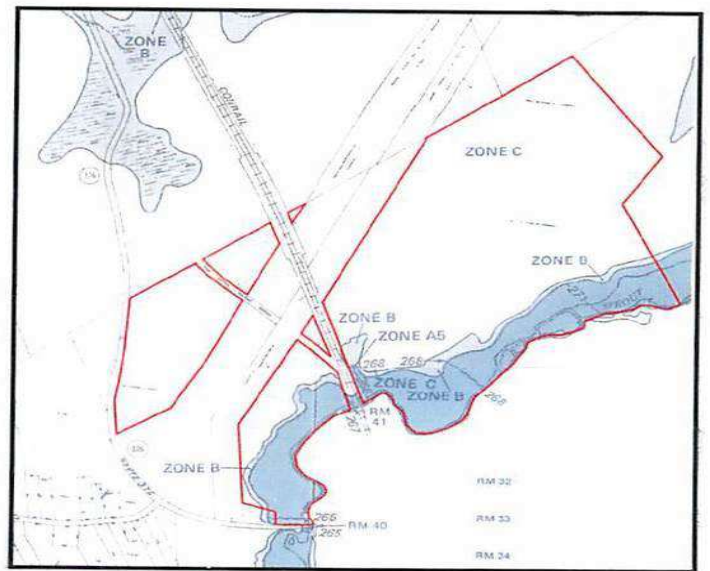
AERIAL PHOTOGRAPH



TOPOGRAPHY MAP



FLOOD MAP



CR Properties Group, LLC
295 Main Street
Poughkeepsie, NY 12601
www.crproperties.com



ALL DATA BELIEVED TO BE ACCURATE BUT NOT WARRANTED

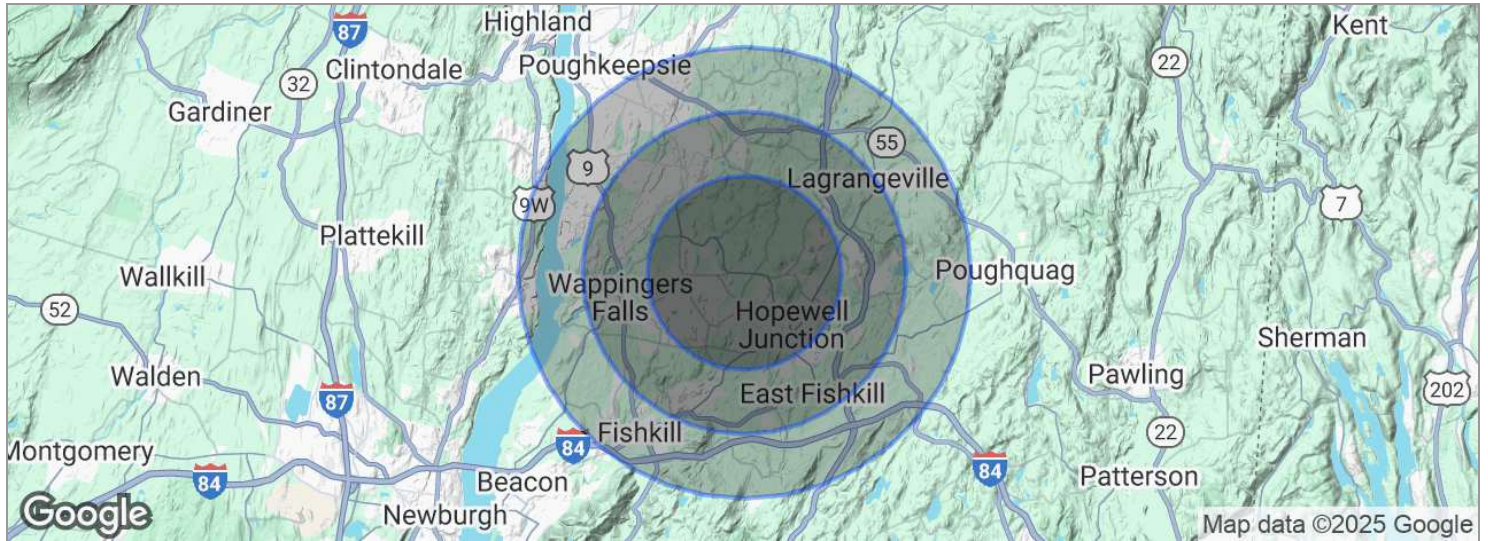
For more information:
Thomas M. Cervone
845.485.3100
tom@crproperties.com



DEMOGRAPHICS & STATISTICS

NYS ROUTE 376, WAPPINGER, NY 12590

HOUSEHOLD | POPULATION | INCOME VALUES



	3 MILES	5 MILES	7 MILES
POPULATION			
Total population	23,094	62,312	121,792
Median age	39.8	40.4	39.3
Median age (male)	39.4	39.5	38.0
Median age (Female)	39.7	41.2	40.4
HOUSEHOLDS & INCOME			
Total households	7,478	21,103	42,070
# of persons per HH	3.1	3.0	2.9
Average HH income	\$101,895	\$101,786	\$98,423
Average house value	\$368,935	\$366,727	\$360,083

* Demographic data derived from 2020 ACS - US Census



CR Properties Group, LLC
 295 Main Street
 Poughkeepsie, NY 12601
www.crproperties.com



ALL DATA BELIEVED TO BE ACCURATE BUT NOT WARRANTED

For more information:

Thomas M. Cervone
 845.485.3100
tom@crproperties.com