



## Client Full 1 Page

### 101 Eton Downs Road, Unit #1, Cortlandt Manor, New York 10567

MLS#: [850632](#)  
Status: **Active**

Prop Type: **Rental**  
Sub Type: **Apartment**

Price: **\$3,100**  
DOM: **0**



|                   |                        |                        |                           |
|-------------------|------------------------|------------------------|---------------------------|
| City/Township:    | <b>Cortlandt</b>       | County:                | <b>Westchester County</b> |
| Post Offc/Town:   | <b>Cortlandt Manor</b> | NYC Location:          |                           |
| Bedrooms:         | <b>3</b>               | Senior Comm:           | <b>No</b>                 |
| Baths:            | <b>1 (1 0)</b>         | Levels in Unit/Home:   | <b>One</b>                |
| Rooms Total:      | <b>6</b>               | Stories in Bldg:       | <b>2</b>                  |
| Architect. Style: | <b>Colonial</b>        | Liv Sqft (Est):        | <b>935 Public Records</b> |
| Yr Built:         | <b>1964</b>            | Waterfront:            | <b>No</b>                 |
| Yr Blt Effective: | <b>2023</b>            | Water Frontage Length: |                           |
| Property Cond:    | <b>Estimated</b>       | Water Access:          | <b>No</b>                 |
| Acre(s):          | <b>0.25</b>            | Builders Lot #:        |                           |
| Lot Size SqFt:    | <b>10,877</b>          |                        |                           |

#### Public Remarks

This COMPLETELY RENOVATED 3-bedroom, 1-bath apartment in the LAKELAND SCHOOL DISTRICT is ready for you. ALL UTILITIES & MAINTENANCE ARE INCLUDED—electricity, heat, hot water, garbage, lawn care, AND snow removal. Enjoy hardwood floors, a brand-new custom kitchen with recessed lighting, quartz countertops, and a tiled backsplash. The layout includes a primary bedroom plus two spacious additional bedrooms. Two parking spaces, private laundry, a beautiful outdoor patio, and access to four public Level 2 electric vehicle chargers directly across the street complete the picture. All of this, conveniently located near shopping, fine dining, and just a short distance from Metro North. Just unpack and make yourself at home!

#### Interior Features

|                     |  |               |              |
|---------------------|--|---------------|--------------|
| Interior:           | <b>Ceiling Fan(s)</b>  |               |              |
| Appliances:         | <b>Dishwasher, Dryer, Electric Range, Electric Water Heater, Microwave, Refrigerator, Washer</b> |               |              |
| Laundry:            | <b>Inside</b>  | Common Walls: |              |
| Flooring:           | <b>Hardwood</b>  | Fireplace:    | <b>No, 0</b> |
| Basement:           | <b>No, None</b>  | Attic:        | <b>None</b>  |
| Accessibility Feat: |  | Entry Level:  | <b>1</b>     |

#### Exterior Features

|                |  |                      |              |                |                  |
|----------------|--|----------------------|--------------|----------------|------------------|
| Lot Feat:      | <b>Level, Near Public Transit, Near School, Near Shops</b> |                      |              |                |                  |
| Garage/Spaces: | <b>No</b>  | Carport/Spaces:      | <b>No</b>    | Parking Fee:   |                  |
| Parking:       | <b>2/Driveway, Off Street</b>                              |                      |              |                |                  |
| Construction:  | <b>Aluminum Siding, Frame</b>                              |                      |              |                |                  |
| Location Desc: | <b>First Floor</b>   | Road Responsibility: |              | Foundation:    |                  |
| Body Type:     |  | Security Features:   |              | Road Frontage: | <b>Municipal</b> |
| Pool:          | <b>No</b>  | Patio/Porch Feat:    | <b>Patio</b> | Horse Y/N:     | <b>No</b>        |

#### Systems & Utilities

|              |  |                      |                     |
|--------------|--|----------------------|---------------------|
| Cooling:     | <b>None</b>                                    | Sewer:               | <b>Public Sewer</b> |
| Heating:     | <b>Baseboard, Hot Water, Oil, Solar</b>        | Water:               | <b>Public</b>       |
| Utilities:   | <b>Natural Gas Connected, Trash Collection</b> | Water/Sewer Expense: |                     |
| Electric Co: | <b>Con-Edison</b>                              | Other Equip:         |                     |

#### Community/Association

|                  |   |                |                                 |
|------------------|---|----------------|---------------------------------|
| School District: | <b>Lakeland</b>                         | Elem Sch:      | <b>Benjamin Franklin</b>        |
| Middle Sch:      | <b>Lakeland-Copper Beech Middle Sch</b> | High Sch:      | <b>Walter Panas High School</b> |
| Association Y/N: | <b>No</b>                               |                |                                 |
| Addl Fees:       | <b>No</b>                               | Addl Fee Desc: |                                 |

#### Property/Tax/Legal

Tax ID#: [2289-023-011-00001-000-0013](#)  
Property Attchd: **Yes**

The information has been provided by the Seller and has not been verified by the Broker. Information is deemed reliable but not guaranteed.

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