



RESIDENTIAL DEVELOPMENT SITE

S GREEN HAVEN ROAD, BEEKMAN, NY 12582



SUBDIVISION / FAMILY COMPOUND / EXECUTIVE ESTATE

OFFERING SUMMARY

ADDRESS: S Green Haven Road
Beekman, NY 12582

LOCATION:

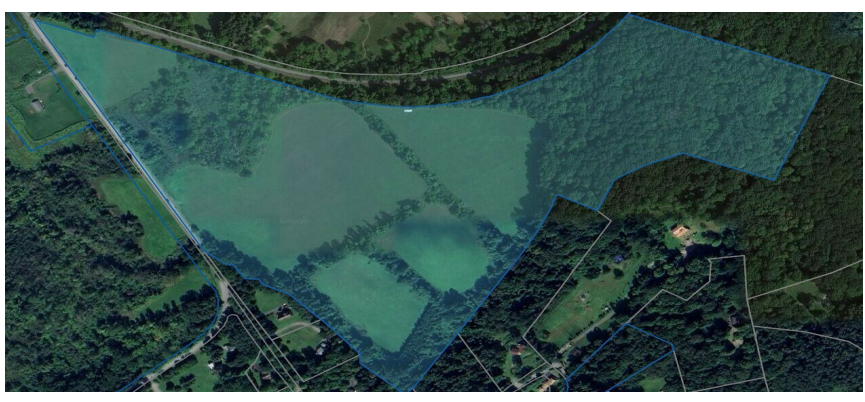
- U.S. Route 52**
(6 Minutes / 4 Miles)
- Taconic State Parkway**
(8 Minutes / 5.3 Miles)
- Interstate 84, Exit 52**
(6.7 Miles / 10 Minutes)

LOT SIZE: 74.2 Acres

FRONTAGE: 2,700'

ZONING: R-45 & R-135

ASKING PRICE: \$1,450,000



LOCATION OVERVIEW

Beekman, NY is a quiet, growing town in southeastern Dutchess County known for its scenic rural character, rolling hills, and family-friendly atmosphere. It blends open space with suburban convenience, offering a peaceful setting that still provides easy access to Route 55, the Taconic State Parkway, and nearby job centers. The town is desirable for its strong community feel, good schools, and well-kept neighborhoods, along with outdoor attractions like Sylvan Lake, local parks, hiking areas, and historic farmland. Beekman appeals to residents looking for a calm, safe environment with plenty of natural beauty while remaining close to shopping, dining, and larger Hudson Valley towns.

Empire State Rail Trail:
<https://empiretrail.ny.gov/new-york-city-poughkeepsie/pawling-hopewell-junction>



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



R-135 & R-45 ZONING CODE

S GREEN HAVEN ROAD, BEEKMAN, NY 12582

ZONING ABSTRACT AVAILABLE UPON REQUEST

ZONING

155 Attachment 1

Town of Beekman

Schedule A

Schedule of Permitted Uses

[Amended 11-4-2015 by Res. No. 11:04:15-11 (142); 12-2-2015 by L.L. No. 5-2015]

KEY:

P = Permitted

S = Special Permit

No entry means that the use is not permitted



Primary Land Use	R-135	R-90	R-45	R-MH	PH	BH	HR	SC	TC	C-1	C-2	C-3	LC	PUD
Residential														
Residential: accessory apartment	S	S	S		S	S								
Residential: dwelling, apartment house					S		S		S					
Residential: dwelling, condominium	P	P	P		P	P	P	P	S				S	
Residential: dwelling, mobile home				P										
Residential: dwelling, multiple-family					S	S			S					
Residential: dwelling, senior					S	S	S		S					
Residential: dwelling, single-family (detached)	P	P	P		P	P	P	P					S	
Residential: dwelling, townhouse	P	P	P		P	P	P	P	S				S	
Residential: dwelling, two-family					S	S			S					
Residential: ECHO unit	S	S	S		S	S								
Nonresidential, Commercial and Industrial														
Accessory structure	P	P	P	P	P	P	S	S	P	P	P	P		
Adult establishment													S	
Agriculture or farming	P	P	P	P	P	P	P						P	P
Alternate-care facility or nursing home	S	S	S						S	S	S	S		
Animal hospital									S	S	S			
Art gallery or museum									S	S	S			
Assembly hall					S	S			S	S	S			



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



ALL DATA BELIEVED TO BE ACCURATE BUT NOT WARRANTED

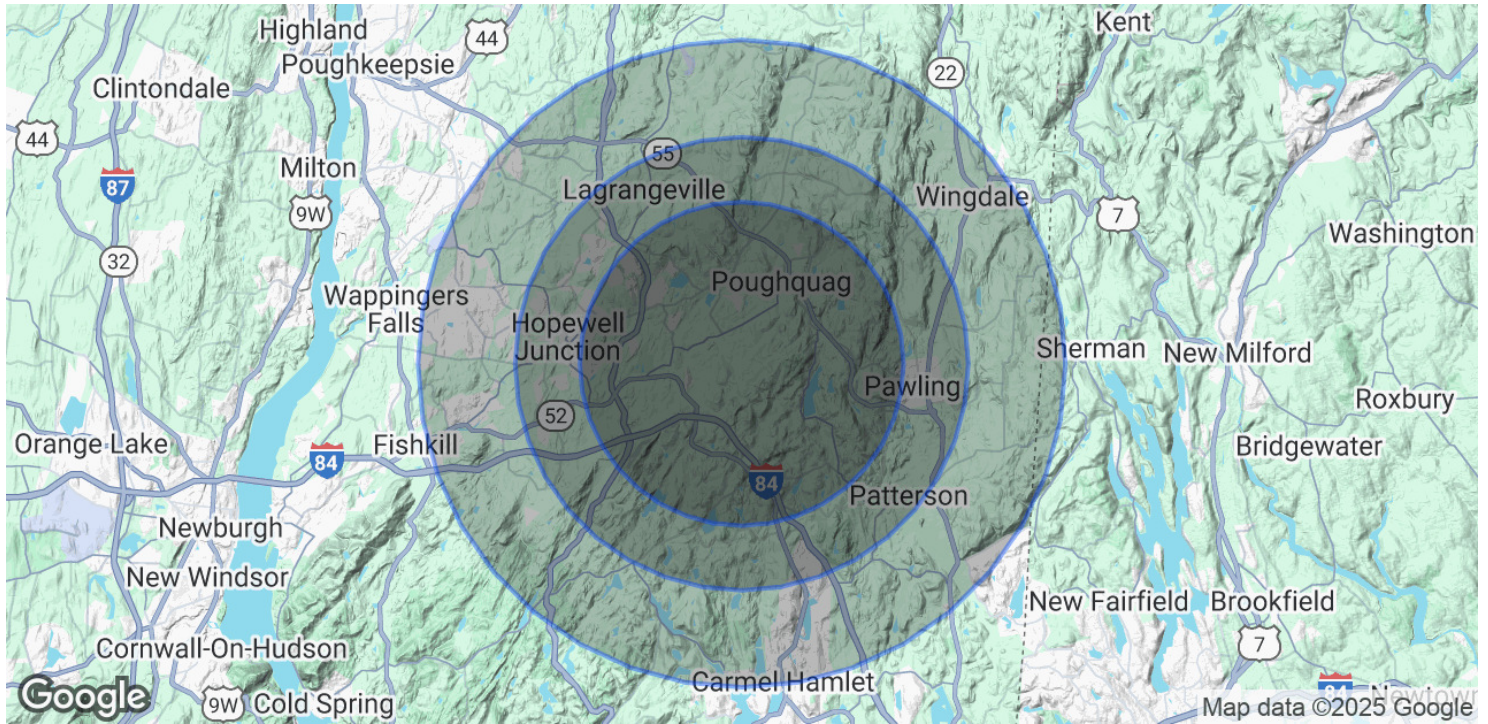
For more information:
 Thomas M. Cervone
 845.485.3100
tom@crproperties.com



DEMOGRAPHICS & STATISTICS

POPULATION, HOUSEHOLD & INCOME

DUTCHESS COUNTY, NEW YORK - HUDSON VALLEY AREA



POPULATION

	5 MILES	7 MILES	10 MILES
Total Population	30,820	57,961	107,965
Average Age	42	43	43
Average Age (Male)	42	42	43
Average Age (Female)	42	43	44

HOUSEHOLDS & INCOME

	5 MILES	7 MILES	10 MILES
Total Households	10,299	20,286	38,845
# of Persons per HH	3	2.9	2.8
Average HH Income	\$184,587	\$175,179	\$163,008
Average House Value	\$514,394	\$513,564	\$499,916

Demographics data derived from AlphaMap



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