

# AREA REAL ESTATE



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SATISFYING  
BUYERS & SELLERS

• 14 Years •

IN THE FINGER LAKES  
REGION OF NYS

www.AmandaGroverRealEstate.com

The  
Key  
To Your  
New  
Home

## NEW LOT MODEL HOMES

Free delivery and set-up.

Tru Thrill 28x52, 3 bed, 2 bath, ready to go for fall \$54,900  
Blazer Bungalow 24x44, 2 bed, 1 bath, 8' porch \$57,900

### PRE-OWNED HOMES - READY TO GO!

14x70 Colony, 3 bed, 2 bath, vinyl siding, shingled roof \$17,900  
14x70 Tower, 3 bed, 1 bath, vinyl siding, shingled roof \$14,900

**NO SALES TAX ON PRE-OWNED.** 30-Day warranty on plumbing, heating & electric on ALL pre-owned homes.

## Palmer Manufactured Homes

147 Rt. 17C East of Waverly, NY  
Mon. through Fri. 8 a.m.-5 p.m.; Sat. 9 a.m.-4 p.m.

Homes open 7 days during daylight hours!

www.palmerhomes.net



Tru Thrill



The  
**Catherine BIANCHI**  
Team

**David W. Barnes**  
Lic. RE Salesperson  
C: 585.721.8122  
O: 585.339.3938

425 Titus Ave | Rochester, NY 14617



SOLD in Penn Yan by David W. Barnes



## WINE TRAIL PROPERTIES

Austin Lapp, Licensed Real Estate Broker  
(315) 882-2343 • alapp@winetrailproperties.com

132 Main St., Penn Yan, NY 14527  
(866) 456-8004 • www.winetrailproperties.com



Austin Lapp Lic R.E. Broker

**DUPLEX IN THE VILLAGE OF PENN YAN** in great condition! Off-street parking and out-building. Solid rental history.

(315) 882-2343

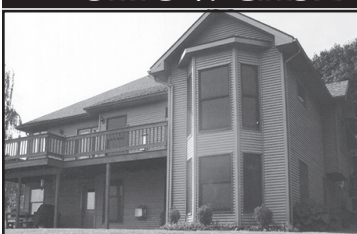
## CURBEAU REALTY, INC.

www.CurbeauRealty.com

2463 Route 54A, Penn Yan, New York 14527 • (315) 536-9404

Richard J. Curbeau, Owner/Broker • Bonnie B. Curbeau, Owner/Broker • Margaret G. Kirch, Associate Broker  
315-277-0237 315-277-0236 315-694-0733

### SHOWCASE HOME OF THE WEEK



CUSTOM DESIGNED CONTEMPORARY HOME with captivating Keuka Lake view including the USA field near Keuka Lake State Park and area marinas, wineries and breweries! Recent renovation with granite kitchen counter tops, new appliances, interior paint throughout, hardwood flooring, carpeting and many more updates! Spacious open living, dining and kitchen, gas fireplace, cathedral ceilings! Large family room in the lower level with gas fireplace, full bath and 2 bedrooms or office! Walkout to patio and outstanding lake and country views!! 3 bay garage and an acre of peace and quiet! This is a very special property!!! R1072028 Price Reduced \$435,000

Broker/Owner  
Bob Curbeau.....315-270-2008

Licensed Associate Brokers

Ron Miller.....315-729-7858 Chuck Eveland.....315-521-2224

Licensed Sales Associates

Joe Brodmann.....315-694-2658 Ed Culver.....315-521-8097  
Elesha Wager.....315-529-7389

www.fingerlakesproperty.com



140 Main St., Penn Yan  
315-536-7285



**PENN YAN** – Craftsman style bungalow with three bedrooms & 3 full baths. Hardwood floors, original woodwork, finished basement and 1 1/2 car garage. Call Ron today!  
MLS# R1071497 \$139,900

WWW.FINGERLAKESPROPERTY.COM



## www.KeukaRE.com

Broker/Owners:

Dale Lane 315-374-0017 • Dan Morse 315-719-7372

315-536-7446

### WIDOW HILL



4 BD, 1.5 BA on 3+ acres JUST outside of PY village. Vinyl siding and newer windows. It's a great deal for only \$139,000.  
Call Dale\*\*\* 315-374-0017



Dale Lane

### 50 UNION STREET



Large kitchen, dining room and living room, enclosed sun porch. 3-4 bedrooms, possible bedroom on 1st floor. Floors are hardwood (FIR) wood under upstairs carpet. FHA furnace and central AC, up to date electric. Storage building in back has electric. Yard is private, fence and covered deck for enjoying the evenings. Walk to the store, home is in great shape and offers plenty of space.  
Call Renee Owen\*\* 315-436-2464



Renee Owen

### Call Us About Vacation Rentals

Offices: 201 Elm St., Penn Yan 315-536-7446 • 7434 St. Rt. 54, Bath 607-776-7446  
\*\*\*Lic. Broker \*\* Lic Associate Broker \*Lic RE Salesperson



HOMETOWN CHOICE  
Keuka Lake Office

Call 800-295-2797 and enter any PC# \* Lic. RE Salesperson \*\* Lic. RE Broker \*\*\* Lic. RE Assoc. Broker

229 Lake St., Penn Yan, NY 14527

(315) 536-2700

nothnagleHTC.com

Stop In  
& Pick Up  
a Copy of Our  
Finger Lakes  
Property Guide

**PENN YAN VILLAGE RANCH**  
\$189,900 MLS# R1077965 H078630  
Enjoy single story living w/hardwood floors along with updated kitchen & baths. 3 BR & 2 FBA, covered back patio and 1 car attached garage. This home is ready to GO!  
Stan Olevnik\* 315-532-4726

**RUSHVILLE COLONIAL**  
\$109,900 MLS# R1086800 H088820  
Sturdy brick 3 BR, 2 FBA home hundreds of ft. from the street. Enclosed porch, newer kitchen cabinets & a classic floor plan. Deep back yard! Put this one on the top of your "must see" list!  
Carol Genecco\*\* 315-719-4332

**HISTORIC HOME**  
\$248,900 MLS# R299805 H041880  
Cobblestone 4 BR solid & charming residential home with modern updates. Property has commercial potential with approved zoning and excellent road frontage & level parking.  
Mark Moon\*\* 315-694-1229

**SPACIOUS COLONIAL ON 30 ACRES**  
\$399,000 MLS# R1056209 H048860  
Beautiful 4 BR, 2.5 BTH home. 1st flr has grt rm, formal dining, library & a lovely eat-in kitchen. 2nd flr 4 BR & 2 FBTHs. 3rd level turret rm, great quiet spot. TONS of space inside & out! MUST SEE!  
Dick Murphy\*\* 315-270-2002

**SENECA LAKE**  
\$145,000 MLS# R1061484 H053620  
YEAR ROUND cottage w/25 ft. of lake front, huge dock includes the electric boat lift & jet ski lift! Many updates! Plenty of parking on-site! This is a fun place!  
Stan Olevnik\* 315-532-4726

**KEUKA VIEWS**  
\$184,900 MLS# R1063412 H069600  
OLD STYLE HOME w/3 BR, & 2.5 baths. Lrg family/ game room, office/ study w/built in oak shelves, open kitchen, living/dining area. In-flr radiant heat through 1st flr including 2 car garage!  
Bruce Warfield\* 315-945-8152

SEE OUR OPEN HOUSE SCHEDULE AT NOTHNAGLEHTC.COM

## Yates County/Town of Benton REAL ESTATE AUCTION

118+/- acres in Benton Center

85+/- acres tillable, 33+/- acres of mostly hardwoods.  
2241 Havens Corners Road, Penn Yan, New York  
December 16, 2017 @ 12 noon

3 bedroom home with attached garage, 48x75 Equipment building and a 40x70 fully insulated, finished interior modern farm shop. Take advantage of this desirable parcel of prime farm land. Great potential for one with vision and desire for farm land. Add to your farming operation or buy as an investment. This property deserves serious attention. Farms in this part of Yates County do not become available very often. Your equal opportunity to purchase this property in an open, honest, and transparent way will be on auction day. Secure financing and prepare to bid. Offered in 2 parcels and in entirety to satisfy all bidders. \$30,000 deposit on auction day. Closing on or before February 5, 2018. Owned by Fred DeWick.  
Ivan Horning Jr. N.Y.S. Lic. R.E. Sales Agent 585-526-6100  
Jere Horning N.Y.S. Lic. R.E. Sales Agent 315-729-5854

### WINE TRAIL PROPERTIES

LICENSED R.E. BROKER, 315-536-8004

### Horning Auction Company LLC

N.Y.S. Licensed Real Estate Broker  
874 Rt. 14A Penn Yan, New York 14527

**SOLD** RealtyUSA is now  
Howard Hanna Real Estate Services.  
The 3rd Largest Real Estate Company in the U.S.A.\*  
HowardHanna.com

Look for the "MBG" to indicate participating properties!

52 Pulteney St., Hammondsport, NY • 607-569-2020 • 607-776-1100 • 315-536-6663

8626 West Lake Road • Keuka Lake  
\$579,000  
MLS# R1066448  
Michael Hanna\* 607-684-0014 Cell

14813 Keuka Village Road • Keuka Lake  
NEW PRICE \$175,000  
MLS# R1071856  
Sarah Welch\*\* 315-415-5458 Cell

**NEW LISTING**  
9001 Roff Hill Road • Pulteney  
\$164,900  
MLS# R1087127  
Michael Hanna\* 607-684-0014 Cell

9738 Grove Springs Road • Hammondsport  
\$369,000  
MLS# R1076789  
Michael Hanna\* 607-684-0014 Cell

**COMMERCIAL PROPERTY**  
11059 Gold Seal Way • Keuka Lake  
\$154,000  
MLS# R1047038  
Michael Hanna\* 607-684-0014 Cell

**LAND • LOTS • ACREAGE • CABINS**  
PULTENEY - Keuka views, 1+ acres, approved subdivision, buildable lot, seller financing available. PRICED FROM \$94,000.  
KEUKA HILL RD, WAYNE - East-side of Keuka Lake, 4 acre lot surrounded by vineyards & woods, close to SR 54, but private. \$44,900.  
SR 54, H'PORT - Keuka Lake Eastside, 8+ wooded acres w/lake views, new driveway, lots of road frontage. Ideal location to build a new home, private, secluded, close to Hammondsport. An exceptional lot. \$99,000.

Looking for a career in Real Estate? Look to HowardHanna.com.  
Call 607-569-2020 and find out more about a career in real estate.

Lic Assoc. R.E. Broker: Michael Hanna  
Lic. R.E. Salespersons: Pamela Knapp • Dennis Carlson • Amy Nunn • Dean VanSkiver  
Cynthia Tallo • Sarah Welch • Joseph Wilson • Todd Housel

Make Your Move. www.HowardHanna.com

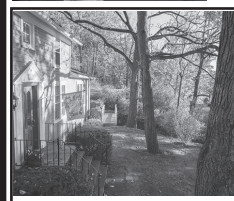
Look for the "MBG" to indicate participating properties!



## To Be Successful Start With Success!

Mark Malcolm has over \$600,000,000 in closed sales production in his 27 year career. Let him help you too in achieving your career goals!

Apply to be a part of  
The Malcolm Real Estate Team!  
Seminars starting soon!  
Call Jenelle @ 315-536-7456



**Keuka Lake** - Attractive, serene, and stately Colonial overseeing its manicured lawns and 76 ft. of lake frontage. So many "perks", like a wood burning fireplace, wood floors, central AC, a 19 acre setting, formal dining room, and master suite on the



main level Come and take it all in!  
5001 West Bluff Drive, Keuka Park  
MLS R10888531.....\$599,000  
Mark Malcolm II, Lic. Assoc. R.E. Broker\*\*.....Direct Line 315-536-6163



**Keuka Lake** - A 2010 built Contemporary at water's edge...150 ft. of natural beach, 3200 sq ft of exquisite finishes, including cherry flooring, wood burning fireplace with marble tile, and hard surface counters. Additional perks include the master suite on the main level, vaulted ceilings, a private and wooded setting. The family can all fit comfortably with 4 bedrooms, and 3 1/2 baths, and the memories made here will last for a lifetime.  
10411 East Bluff Drive, Penn Yan  
MLS 1087905.....\$899,000  
Mark Malcolm II, Lic. Assoc. R.E. Broker\*\*.....Direct Line 315-536-6163

