

Property



Property Address: 11 Riverhill Ct
Municipality: Town of Esopus
Tax ID: 64.1-2-18.200

Summary

SWIS 512200
 Status Active
 Roll Section Taxable
 Property Class 411 - Apartment
 Ownership Code
 In Ag District No
 Zoning RF2 - RivFr-1Fam/2.5A
 Neighborhood 1
 School District KINGSTON CONSOLIDA
 Property Description
 Total Acreage/Size 4.27
 Deed Book 5756
 Deed Page 38
 Grid East 640164
 Grid North 1107460



04/06/2017

Owners

[Robert Frankowski](#) [Michael Frankowski](#)
 238 River Rd 238 River Rd
 Ulster Park, NY 12487 Ulster Park, NY 12487

Valuation

Assessed Year	2026	2025
Equalization Rate	48.00%	51.00%
Land Assessment	\$197,600	\$197,600
Total Assessment	\$300,000	\$300,000
Full Market Value	\$625,000	\$588,235

Special Districts

Year	Description	Type	Units	Percent	Value
2026	LB022 - Town library		0	0%	\$0
2026	FD024 - Port Ewen fire		0	0%	\$0
2025	LB022 - Town library		0	0%	\$0
2025	FD024 - Port Ewen fire		0	0%	\$0

Land

Site	Land Type	Size
Com 1	Primary	2.3 acres
Com 1	Residual	1.97 acres
Res 2	Secondary	0.01 acres

Sales

Sale Date	Sale Price	Property Class	Sale Type	Current Owner	Value Usable	Arms Length	Addl. Parcels	Deed Book/Page
6/28/2014	\$50,000	411 - Apartment	Land & Building	Frankowski, Robert	No	No	No	5756 / 38
8/21/2003	\$1	411 - Apartment	Land & Building	Cole, Thomas	No	No	No	03718 / 00275

Historic Deed

Book/Page	Prior Printkey
5756 / 38	
03718 / 00275	64.1-2-18

Residential Buildings

Site	Res 2
Building Style	Old style
Number of Full Baths	3
Number of Half Baths	0
Number of Bedrooms	4
Number of Kitchens	3
Number of Fireplaces	0
Overall Condition	Normal
Overall Grade	Average
Porch Type	Porch-enclsd
Porch Area	161
Year Built	1948
Effective Year Built	
Basement Type	Partial
Basement Garage Cap.	0
Attached Garage Cap.	0

Living Area	3,681
First Story Area	1,760
Second Story Area	1,921
Half Story Area	0
Additional Story Area	0
Three Quarter Story Area	0
Finished Basement Area	0
Finished Rec Room Area	0
Finished Area Over Garage	0
Number of Stories	2
Sewer Type	Private
Water Supply	Private
Utilities	Electric
Heat Type	Hot air
Fuel Type	Oil
Central Air	No

Inventory

Site	Com 1
Overall EFF Year Built	1965
Overall Condition	Normal

Overall Grade	Average
Overall Desirability	Typical

Commercial Buildings

Site	Com 1
Air Cond. %	0
Sprinkler %	0
Alarm %	0
Elevators	0
Basement Type	Finished
Year Built	1965

Eff Year Built	
Condition	Normal
Quality	Average
Gross Floor Area	2,016
Stories	2
Nbr Identical Bldgs	1

Utilities

Site	Com 1
Sewer Type	Private

Water Supply	Private
Utilities	Electric

Site Uses

Site	Use	Rentable Area	Total Units
Com 1	Convrted apt	3,024	4

Improvements

Site	Structure	Size	Grade	Condition	Year Built	Replacement Cost
Res 2	Porch-enclsd	7 x 23	Average	Normal	1948	\$12,526
Res 2	Barn-1.0 gen	20 x 26	Economy	Fair	1948	\$20,358
Res 2	Shed-machine	12 x 24	Economy	Fair	1948	\$10,964
Res 2	Shed-machine	12 x 16	Economy	Normal	1948	\$7,309
Res 2	Canpy-roof	16 x 16	Minimum	Poor	1948	\$2,552

Historical Tax Summary

Tax Year	Tax Type	Original Bill	Total Assessed Value	Full Market Value	Uniform %	Roll Section
2026	County	\$3,363.06	\$300,000.00	\$588,235.00	51.00%	1
2025	School	\$7,346.91	\$300,000.00	\$588,235.00	51.00%	1
2025	County	\$3,297.63	\$300,000.00	\$508,475.00	59.00%	1
2024	School	\$7,021.50	\$300,000.00	\$508,475.00	59.00%	1
2024	County	\$3,315.48	\$300,000.00	\$483,871.00	62.00%	1
2023	School	\$6,844.58	\$300,000.00	\$483,871.00	62.00%	1
2023	County	\$2,993.71	\$300,000.00	\$428,571.00	70.00%	1
2022	School	\$6,702.17	\$300,000.00	\$428,571.00	70.00%	1
2022	County	\$3,036.03	\$300,000.00	\$361,446.00	83.00%	1
2021	School	\$6,481.30	\$300,000.00	\$361,446.00	83.00%	1
2021	County	\$2,983.52	\$300,000.00	\$329,670.00	91.00%	1
2020	School	\$6,455.17	\$300,000.00	\$329,670.00	91.00%	1
2020	County	\$2,986.26	\$300,000.00	\$315,789.00	95.00%	1
2019	School	\$6,587.00	\$300,000.00	\$315,789.00	95.00%	1
2019	County	\$2,932.60	\$300,000.00	\$300,000.00	100.00%	1
2018	School	\$6,570.84	\$300,000.00	\$300,000.00	100.00%	1
2018	County	\$2,930.69	\$300,000.00	\$300,000.00	100.00%	1
2017	School	\$6,656.27	\$300,000.00	\$300,000.00	100.00%	1
2017	County	\$2,928.60	\$300,000.00	\$300,000.00	100.00%	1
2016	School	\$6,550.52	\$300,000.00	\$300,000.00	100.00%	1
2016	County	\$2,864.07	\$300,000.00	\$300,000.00	100.00%	1

Tax Year	Tax Type	Original Bill	Total Assessed Value	Full Market Value	Uniform %	Roll Section
⊞ 2015	School	\$6,444.70	\$300,000.00	\$300,000.00	100.00%	1
⊞ 2015	County	\$3,343.47	\$350,000.00	\$350,000.00	100.00%	1
⊞ 2014	School	\$7,411.94	\$350,000.00	\$350,000.00	100.00%	1
⊞ 2014	County	\$3,317.48	\$350,000.00	\$350,000.00	100.00%	1

Taxes reflect exemptions, but may not include recent changes in assessment.

Taxable Values

Tax Year	2026	2025
County Taxable	\$300,000	\$300,000
County Taxable Exemptions	\$0	\$0
Municipality Taxable	\$300,000	\$300,000
Municipality Taxable Exemptions	\$0	\$0
Village Taxable		
Village Taxable Exemptions		
School Taxable	\$300,000	\$300,000
School Taxable Exemptions	\$0	\$0

Documents

Property Record Card (PDF)

Photos



04/06/2017

Real Property Transfer Application

RP-5217 Form

No data available for the following modules: Exemptions.

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