

CITY OF KINGSTON

Office of Housing Initiatives

Bartek Starodaj, Director



Steven T. Noble, Mayor

CITY OF KINGSTON SALE SURPLUS REAL PROPERTY: Notice is hereby given in accordance with Real Property Auctions & Proceedings Chapter 81, Article 2, certain real estate owned by the City of Kingston will be sold to qualified bidders at a public auction to take place at 420 Broadway, City of Kingston City Hall Council Chambers, on January 9th, 2026, at 10 AM, upon the following terms and conditions:

1. 10% payable at the submission of said bid by certified check or cash made payable to the City of Kingston with the remainder due at closing;
2. Purchaser shall be responsible for all filing and recording fees;
3. The property will be sold as is, with no guarantees;
4. The highest bidder will be forwarded to the city of Kingston Common Council for approval. Upon approval of the Common Council, the Housing Initiatives Office will advise the individual of the necessary information needed to complete the property transfer. The successful purchaser will be responsible for all filing fees and will have sixty days from notification to complete the transaction. Upon receipt of all monies, and signing of the closing document by the purchaser and the Mayor, the Corporation Counsel Office will prepare and file a quitclaim deed with the County Clerk's Office;
5. The City of Kingston cannot provide you with legal advice;
6. Except as noted in this notice, interested purchasers may drive by to view the property from the street. Absolutely no entry onto the property or into the structure allowed;
7. The City of Kingston reserves the right to reject all bids received;
8. The City of Kingston reserves the right to change the starting bid;
9. For all properties acquired by tax foreclosure, the City of Kingston will require a separate fixed payment of \$1,200.00 for administrative costs at closing, or an amount prescribed in the most recent City of Kingston Fee Schedule for properties acquired through the "in rem" tax lien foreclosure process.

Questions directed to housing@kingston-ny.gov or 845-334-3928.

PROPERTIES FOR AUCTION:

1. **72 Garden Street (56.26-7-52).** Vacant Parcel. Acquired by City of Kingston by tax foreclosure. Starting bid at auction will be: \$65,683.43.
2. **371-383 R Boulevard (56.48-1-10).** Vacant Parcel. Acquired by City of Kingston by tax foreclosure. Starting bid at auction will be: \$3,118.04.
3. **2-20 Purvis Street (56.108-4-20.200)** Vacant Parcel. Acquired by City of Kingston by tax foreclosure. Starting bid at auction will be: \$545.51.
4. **Catskill Terrace (48.82-7-35)** Vacant Parcel. Acquired by City of Kingston by tax foreclosure. Starting bid at auction will be: \$1,122.17.

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5. **R23-29 Florence St (48.82-6-71)** Vacant Parcel. Acquired by City of Kingston by tax foreclosure. Starting bid at auction will be: \$311.95.
 6. **R64-68 Florence St (48.82-6-74)** Vacant Parcel. Acquired by City of Kingston by tax foreclosure. Starting bid at auction will be: \$104.49.
 7. **R10-24 Howland Ave (48.78-2-6)** Vacant Parcel. Acquired by City of Kingston by tax foreclosure. Starting bid at auction will be: \$5,785.34
 8. **207 Delaware Ave (56.28-2-8)** Decommissioned J.N. Cordts Company Firehouse. Starting bid at auction will be: \$300,000.00. Property will be open for viewing on January 5th, 2026 from 11:00AM – 12:30PM.