



SULLIVAN
29 Head Rd, Callicoon, NY 12723

<https://gristmillrealestate.com>

\$1,375,000

Bluestone Barn may be the Mack Daddy of converted barns. This one-of-a-kind dwelling is sited on 42.66 bucolic acres with an eye-popping vista over its private swimming pond and out to the area's scenic rolling hills. (All new Andersen windows added summer 2023, including 2 new glass sliding doors out to new decks off living room and primary bedroom). This is a warm, welcoming home created from a cavernous 4,000+ square foot space by enclosing rooms at either end, and dividing up the huge remaining open space in the middle into discrete areas with defined purposes. Then they utilized the huge overhead space to build 3 lofts, and the result is a series of dynamic, and often surprisingly intimate, character-filled spaces. You'll be wowed by the 29' ceiling and the stone fireplace that soars to its apex. Multiple large south-facing windows and skylights illuminate the room beautifully, highlighting the hand hewn beams, fireplace and hemlock floors. Moving around the fireplace, which is a central focal point, is the dining area and kitchen. Perhaps the most exciting spaces are overhead. Wide stairs lead to a long catwalk that connects two deep lofts at either side, one of which has a ladder to yet a third, which serves as a dedicated bedroom. Primary bedroom (en suite), guest bedroom and second bathroom are down a hall with a sauna. The "basement" runs the full length of the house; attached 2-car garage with 1,000 sf room at the back. The solar array (on the roof), is a 10.2 kW system with net metering. Numerous meadows on gently rolling hills facilitate extended views. Patio was built on the remains of an old stone silo. Taxes are for 74 (not 42.66) acres, and do not include reductions for solar and agricultural tax abatements.

MLS ID: 20223348

Status Category: Active

Zone: Rr

Year built: 1948

Bedrooms: Three

Full Baths: Two

Dining Room Level: 1

Family Room Level: 2

Bedroom 2 Level: 1

Den Level: 2

Other 2 Level: 1

Basement: Full, Walk Out, Concrete Floor

Amenities: Sauna

Date added: Added 1 year ago

Listing Category: Residential

Area, sq ft: 4311 sq ft

Acreage: 42.66

Age: 61-100

Bathrooms: 2

Living Room Level: 1

Kitchen Level: 1

Bedroom 1 Level: 1

Bedroom 3 Level: 2

Other 1 Level: 2

SqFt 1st: 2500

Other Rooms: Great Room, Loft, Workshop, First Floor Bedroom

Total Rooms: 10

INTERIOR FEATURES

Kitchen Description: Island

Flooring: Ceramic, Hardwood, Wide Board, Radiant

Fireplace Location: Living Room

Additional Interior Features: Skylights, Master Bath, Sauna/steam Room

UTILITIES

Heat Source: Radiant

Hot Water: Propane

Sewer: Septic-ingr.

Appliances: Dishwasher, Dryer, Range, Refrigerator, Washer

Fireplace Description: Stone, Wood

Miscellaneous Features: Ceiling-cathedral, French Doors, Other/see Remarks

Heating Fuel: Propane, Wood

Water: Drilled Well

Utility Level: B

EXTERIOR FEATURES

Garage Type: Garage Attached

Driveway: Gravel

Style: Barn

Siding: Wood

Roof: Asph Shingle

Lot Features: Additional Land Available, Corner Lot, Level, Meadow, Pond, Private, Secluded, Slope-gently, Slope-moderate, Wooded, Water Frontage

Water Features: Pond, Stream

Lot Dimensions: 42.66 Acres

Garage/Parking Extras: 2-car

Style: Barn

Construction: Frame/stick

Porch: Patio

Other Buildings: Shed

Views: Mountain, Water

Additional Exterior Features: Solar Panel Own

Lot: 5

LOCATION DETAILS

Area/Town: Sullivan

Lot/Site: Rural

Directions: From N Branch Rd, To Hess Rd, Continue Straight Onto Head Rd, Home Is At The End Of The Road (stay Left At Slight Fork).

School District: Sullivan West Central Schools

County: Sullivan County

LISTED BY

Office Name: Country House Realty, Inc.

Agent Last Name: Grimes

Agent First Name: Jennifer



Contact us

Phone:

(845) 246-3200
Toll Free: (800) 664-5503
Fax: (845) 246-3901

Email:

gristmill@gristmillrealestate.com

Address:

265 Main St, Saugerties, NY 12477

