



Saugerties-town
224 Blue Mountain Rd, Saugerties, NY 12477

<https://gristmillrealestate.com>

\$599,000

This rare property in the Blue Mountain hamlet of West Saugerties includes a classic 19th century farmhouse and two large barns on 41+ beautiful acres. Imagine being able to step outside your front door to go hiking or horseback-riding on your own land. One trail leads past a lily pond, through the woods, and up a gradual incline to a level section with spectacular views of the Catskills. What if you decided to build your dream home on this spot? There are a number of ways to enjoy this property. The owner might want to live in the farmhouse before building a new home on the section with mountain views. Or they might want to live on-site while developing a portion of the property into 1-acre parcels. Town of Saugerties water lines run through the property, which should aid in development. Then there are the two spacious barns. Should they be reimagined as studios? Workshops? Storage? Equestrians might choose to revive the barns, use the paddock, and ride to their heart's content on the trails. This property is about 6 miles from HITS, which produces hunter/jumper horse shows and dressage competitions. The 1890 farmhouse features three bedrooms, two baths, two bonus rooms, a generous living room, a mudroom, and a substantial eat-in kitchen with wood stove. The bonus room downstairs (once a parlor) could serve as a formal dining room, bedroom, den, or office. The bonus room upstairs could be used as an office, bedroom, den, or playroom. A screened porch near the kitchen provides views of the lawn, barns, and woods. This desirable location in West Saugerties is close to the villages of Woodstock, Saugerties, and Palenville, with all of the surrounding Catskills and Mid-Hudson Valley to enjoy. The George Washington Bridge is approximately 100 miles to the south.

MLS ID: 20231464

Status Category: Active

Acreage: 41.1

Date added: Added 8 months ago

Listing Category: Lots/land

Zone: 01`

Type: [Residential](#)

UTILITIES

Water: Drilled Well

Utilities: Electric

Sewer: Septic-ingr.

EXTERIOR FEATURES

Other Buildings: Barn

Water Features: Pond, Stream

Lot Dimensions: 1, 790, 316 Sf

Lot: 21.21

Views: Mountain

View Description: Mountain

Lot Description: Sub Dividable

Lot/Site: Rural

LOCATION DETAILS

Area/Town: Saugerties-town

Elementary School: Grant Morse K-6

Location: Rural

School District: Saugerties Central Schools

County: Ulster County

LISTED BY

Office Name: Halter Associates Realty

Agent Last Name: Heckelman

Agent First Name: Gary



Contact us

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