



ROCHESTER

367 Samsonville Rd, Kerhonkson, NY 12446

<https://gristmillrealestate.com>

\$899,000

Nestled just south of Stone Ridge, in the charming Hamlet of Kerhonkson, you'll discover this exquisite modern farmhouse on a picturesque one-acre lot enveloped by majestic black walnut and cherry trees. This meticulously renovated 3-bedroom, 3-full bathroom residence combines the timeless allure of a historic home with the conveniences of contemporary living, all under the guidance of a renowned architect. The home boasts abundant natural light and features a stunning double-height chef's kitchen that serves as the heart of the house, ideal for those who love to entertain. Adjacent to the kitchen, a cozy family/TV room with an attached full bathroom creates an inviting retreat. The spacious living room seamlessly flows into a dining area, highlighted by folding glass panels that lead to a covered porch, perfect for enjoying al fresco dining. Upstairs, you'll find the primary bedroom, complete with an en-suite bathroom and a dressing area, providing a private haven. Two additional family/guest bedrooms are thoughtfully designed and share a well-appointed full bathroom. The home includes a full stone basement, suitable for a wine cellar, and the property is fenced, offering ample space to add a pool. Embracing sustainability, the house incorporates eco-friendly materials and harnesses the power of geothermal energy, with radiant floors throughout, ensuring both comfort and conservation. With expansive front and rear covered porches, you can savor magnificent sunsets by the roaring bluestone fire-pit or indulge in tranquil morning outdoor breakfasts. This property is an absolute must-see for those seeking to fully experience the allure of the Hudson Valley, offering a harmonious blend of classic charm and modern sophistication. Take advantage of this opportunity to enjoy the very best of Hudson Valley living.

MLS ID: 20231761

Status Category: Active

Zone: R1

Year built: 1851

Bedrooms: Three

Living Room Level: 1

Kitchen Level: 1

Bedroom 1 Level: 2

Bedroom 3 Level: 2

Virtual Tour:

<https://my.matterport.com/show/?m=oMbyTQB2HDV&brand=0>

Listing Category: Residential

Area, sq ft: 2100 sq ft

Acreage: 1

Age: 100-200

Full Baths: Three

Dining Room Level: 1

Family Room Level: 1

Bedroom 2 Level: 2

Basement: Full, Bilco Door Access, Interior Access

Date added: Added 10 months ago

INTERIOR FEATURES

Appliances: Dishwasher, Dryer, Exhaust Fan, Oven-built In, Range Hood, Range-built In, Refrigerator, Washer, Energy Star Appliances, Whole House Filter System

Flooring: Hardwood, Mixed, Wide Board, Radiant

Additional Interior Features: Insulated Doors, Insulated Windows, Master Bath, Sliding Glass Doors, Electric Stove Connection, Water Filter, Smoke Detector, Carbon Monoxide Detector

UTILITIES

Heat Source: Radiant, Geothermal

Water: Drilled Well

Electricity: 200 Amps

Utility Level: 1

Heating Fuel: Geothermal

Plumbing: Mixed

Sewer: Septic-ingr.

EXTERIOR FEATURES

Style: Farm House

Siding: Wood

Roof: Asph Shingle, Metal

Lot Dimensions: 1 Acre

Style: Farm House

Porch: Deck, Open, Patio

Additional Exterior Features: Fence, Privacy Fence

Lot: 2.200

LOCATION DETAILS

Area/Town: Rochester

County: Ulster County

School District: Rondout Valley Schools

Directions: Use Gps

LISTED BY

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