



**\$400,000**

<https://gristmillrealestate.com>

Lot One: This private, wooded site features a gently sloping landscape dotted with impressive glacial boulders, creating a dynamic and exciting location for your new dream home. Located at the top of a 40 foot slope, this lot would be ideal for a home that stretches along the ridgeline. Summer greenery creates additional privacy, while eastern-facing Hudson Valley views are visible during the cooler months. There is ample opportunity to create year-round views with additional strategic clearing along the slope. Designated greenbelt areas ensure that tree cover will remain, guaranteeing privacy. Located along a private rural road shared with only one other building site, this lot is ideal for those looking for a quiet getaway. Site electrical will be completed along the rural road to the beginning of a short driveway and BOH approvals for septic designs are in place. A short drive to Saugerties town center is balanced by unparalleled access to the Kaaterskill Wild Forest for autumn hikes, Hunter and Windham for winter ski trips, and many nearby summer swimming holes, local breweries, farm stands and music events.

**MLS ID:** 20231844

**Status Category:** Active

**Acreage:** 9.3

**Date added:** Added 8 months ago

**Listing Category:** Lots/land

**Zone:** 02

**Type:** [Residential](#)

## EXTERIOR FEATURES

**Lot Dimensions:** Variable

**Lot:** 34

## LOCATION DETAILS

**Area/Town:** Saugerties-town

**School District:** Saugerties Central Schools

## LISTED BY

**Office Name:** Compass Greater Ny, Llc

**Agent First Name:** Diana

**Agent 2 First Name:** Bree

**Office 2 Name:** Compass Greater Ny, Llc

**Agent Last Name:** Polack

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### Contact us

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