



HURLEY
117 Boyce Rd, Glenford, NY 12433

<https://gristmillrealestate.com>

\$1,039,000

If panoramic views are on your wish-list, look no further. Welcome to 117 Boyce Rd, a beautiful contemporary house with breathtaking Ashokan Reservoir views. Situated in a prime location, this home offers a seamless blend of modern aesthetic and natural beauty, providing a truly serene and tranquil experience. Step inside, and you'll be greeted by an open-concept living space that's flooded with natural light. The large picture window, and sliding glass door, not only showcase the stunning reservoir views but also allow sunlight to bathe the interior, creating a bright and inviting ambiance. The high ceilings and minimalist design contribute to the contemporary feel, while the use of natural materials adds warmth and character. The newly renovated kitchen is a chef's dream, featuring recently installed appliances, sleek cabinetry, a farmhouse sink, and quartz countertops. Whether you're preparing a family meal or hosting a gathering, this kitchen is sure to impress. The living area seamlessly transitions to the outdoor space, where you'll find a spacious deck that's perfect for outdoor entertaining and relaxation. Imagine sipping your morning coffee or enjoying a glass of wine in the evening while taking in the awe-inspiring views of the reservoir and surrounding mountains. Also leading out to the deck is a very comfortable sunroom. Here the three walls are full of windows and doors that bring nature, and the views, in. The 2nd floor bedrooms are designed for comfort and privacy, with large windows that allow you to wake up to the tranquil reservoir views each morning. The primary bedroom has an attached office/studio space waiting for your imagination. A first-floor bedroom, across from the full bath is currently used as an office. In addition to the new kitchen, the hardwood, wide plank flooring throughout the 1st floor is new and the ductless heat pump, mini splits were also added recently. Location, location, location, is what comes to mind when thinking of this special property. There aren't many homes with this gorgeous view and now one of them can be yours. Don't miss the opportunity to experience this unique and idyllic lifestyle that this exceptional property has to offer. Contact us today to arrange a private viewing and let this remarkable property capture your heart.

MLS ID: 20232071

Status Category: Active

Zone: R

Year built: 1972

Bedrooms: Three

Full Baths: Two

Dining Room Level: 1

Family Room Level: 1

Bedroom 2 Level: 2

Bedroom 4 Level: -

Basement Level: L

Listing Category: Residential

Area, sq ft: 1820 sq ft

Acreage: 2.6

Age: 41-60

Bathrooms: 2

Living Room Level: 1

Kitchen Level: 1

Bedroom 1 Level: 1

Bedroom 3 Level: 2

Den Level: 1

Other 1 Level: -

Other 2 Level: -

SqFt 2nd: 654

Other Rooms: First Floor Bedroom

SqFt 1st: 1166

Basement: Full, Walk Out, Interior Access, Concrete Floor, Unfinished

Date added: Added 1 year ago

INTERIOR FEATURES

Appliances: Dishwasher, Dryer, Microwave, Oven-built In, Refrigerator, Washer

Cooling/Air Conditioning: Heat Pump, Ductless Split Ac Units **Miscellaneous Features:** Ceiling-vaulted

Additional Interior Features: Skylights, Sliding Glass Doors, Smoke Detector, Carbon Monoxide Detector

Flooring: Hardwood

UTILITIES

Heat Source: Baseboard, Heat Pump, Ductless Mini Split Sys

Heating Fuel: Electric

Hot Water: Electric

Water: Drilled Well

Sewer: Septic-ingr.

Utility Level: L

EXTERIOR FEATURES

Driveway: Gravel

Style: Contempo

Style: Contempo

Color: Gray

Porch: Deck

Views: Mountain, Reservoir, Panoramic

Lot Dimensions: 2.60 Acres

Lot: 1

LOCATION DETAILS

Area/Town: Hurley

School District: Onteora Central

County: Ulster County

Directions: From The I87 Take Rt 28 West To Boulevard, Make A Right, Make A Right Onto Boyce Property Is On The Right Side Of The Road

LISTED BY

Office Name: Bhhs Hudson Valley Prop-np

Agent First Name: Donna

Agent Last Name: Brooks



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

