



DELAWARE
222 Hog Mountain Cir, Fleischmanns, NY 12430

\$1,595,000

<https://gristmillrealestate.com>

Welcome to the rare sanctuary of sustainable living in the Catskill Mountains! This remarkable new construction house sets a groundbreaking standard as one of the first of its kind in the area with the prestigious Gold LEED certification, meticulously designed by AIA award-winning RDK Architect, LLC. This modern home draws inspiration from industrial agrarian buildings & Scandinavian farmhouses, harmoniously merging the very essence of minimalist form and natural environments. Nestled on a bucolic 5.8-acre parcel, this exquisite property offers an unrivaled retreat from the hustle and bustle of life, allowing you to immerse yourself in nature's beauty while minimizing your environmental footprint. As you step inside, you'll be captivated by the grandeur of the great room with vaulted 18' ceilings. Large 10' floor-to-ceiling windows flood the space with natural light, framing the breathtaking panoramic views that surround you. The gourmet kitchen within the open great room, delights with high-end appliances, custom cabinetry, and elegant finishes. Seamlessly connecting the indoor and outdoor spaces, large sliding doors lead you to the meticulously designed outdoor living area and pergola. This oasis of tranquility invites you to unwind amidst the lush landscape, offering an idyllic setting for al fresco dining, stargazing, or simply basking in the serenity of nature. This sustainable oasis offers three bedrooms, each appointed with its own en-suite bathroom, providing an unparalleled sense of privacy and comfort for you and your guests. These serene retreats are thoughtfully designed to maximize views and natural light, fostering an ambiance of calmness and relaxation. A versatile office and a one-car attached garage completes the home. The materials and details throughout are of the highest quality and sustainably sourced to abide by the strict LEED and ENERGY STAR standards. This unique home is also partially furnished and only minutes from skiing, shopping and outdoor activities. Just 2 hrs from GWB, this exceptional and sustainable turn-key residence is ready for those seeking to instantly start the serene living experience in the beautiful Catskill Mountains.

MLS ID: 20232222

Status Category: Active

Zone: R

Survey: Y

Age: New Construction

Bathrooms: 3

Living Room Level: 1

Kitchen Level: 1

Bedroom 2 Level: 2

Other 1 Level: 1

SqFt 2nd: 860

Status: [2](#)

Listing Category: Residential

Area, sq ft: 2500 sq ft

Acreage: 5.8

Year built: 2023

Bedrooms: Three

Full Baths: Three

Dining Room Level: 1

Bedroom 1 Level: 1

Bedroom 3 Level: 2

SqFt 1st: 1642

Other Rooms: Office

Virtual Tour:

<https://my.matterport.com/show/?m=mfY3UpWVT12&mIs=1>

Date added: Added 10 months ago

INTERIOR FEATURES

Kitchen Description: Gourmet

Flooring: Hardwood, Other/see Remarks

Fireplace Location: Bedroom, Living Room

Miscellaneous Features: Ceiling-vaulted, Security System

Appliances: Dishwasher, Dryer, Exhaust Fan, Microwave, Range, Refrigerator, Washer

Fireplace Description: Free Standing, Propane

Cooling/Air Conditioning: Central

Additional Interior Features: Insulated Windows, Low E Windows, Walk In Closets, Master Bath, Sliding Glass Doors, Smoke Detector, Carbon Monoxide Detector

UTILITIES

Heat Source: Heat Pump, Radiant

Hot Water: Tankless

Electricity: 200 Amps

Utility Level: 1

Heating Fuel: Propane

Water: Drilled Well, Spring

Sewer: Septic-ingr.

EXTERIOR FEATURES

Garage Type: Garage Attached

Driveway: Gravel

Style: Contempo, Farm House

Siding: Cedar

Roof: Metal

Views: Meadow, Mountain

Lot: 37.2

Garage/Parking Extras: Driveway, 1-car

Style: Contempo

Construction: Frame/stick

Porch: Patio

Lot Features: Landscaped, Level

Lot Dimensions: 837.14x298.28

LOCATION DETAILS

Area/Town: Delaware

Lot/Site: Rural

Directions: From Margaretville Take Rt 28 S To Old Rt 28, Take A Left To Big Red Kill Road And Turn Left, Make Another Left On Hog Mountain Rd. Continue 1.7 Miles To Hog Mountain Circle Rd And Make A Right - Continue To Property On The Right.

School District: Margaretville

County: Delaware County

LISTED BY

Office Name: Coldwell Banker Timberland-mv

Agent Last Name: Ashton

Agent First Name: Jeffrey



Contact us

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