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\$689,000

This gracious farmhouse (circa 1880) has it all: mountain views, meadows filled with wildlife, 2 car garage, garden shed, and a 1 BR accessory apartment; all on almost 3 acres with access to a lovely hidden pond. Step into an adorable front entry, kick off your shoes and relax. There are beautiful hardwood floors throughout, high ceilings, and large rooms that overlook the views and property. The first floor has a circular flow with a sitting room (or music room), a massive dining room, bathroom, den with a stone fireplace, and a kitchen that has sliders out to an enchanting blue stone patio, large open yard with beautiful perennials and a great mountain view. The adjacent apartment has a separate entryway or can be accessed through the den. Upstairs in the main house are 3 bedrooms, 2 bathrooms. The main suite includes an office/dressing room and a large laundry room. The legal accessory apartment is also anchored by a brick fireplace in the large LR, and a kitchen with it's own stone patio and views. The bedroom and bath are cute as a button. This could be extra income or used by a relative, nanny, or friend—or, it could be a great work space or extended main living space. Stroll through the back meadow to a great recreational pond. All this awaits you and your vision of living in the Catskills. Near Saugerties and Woodstock, and everything the Hudson Valley has to offer. Exudes charm and is a pleasure to show.

| MLS ID: 20232442 | Listing Category: Residential |
|---|--------------------------------|
| Status Category: Pending | Area, sq ft: 3460 sq ft |
| Zone: R | Acreage: 2.67 |
| Year built: 1880 | Age: 100-200 |
| Bedrooms: Four | Full Baths: Three |
| Half Baths: One | Living Room Level: 1 |
| Dining Room Level: 1 | Kitchen Level: 1 |
| Family Room Level: 1 | Bedroom 1 Level: 1 |
| Bedroom 2 Level: 2 | Bedroom 3 Level: 2 |
| Bedroom 4 Level: 2 | Den Level: 2 |
| Other 1 Level: 1 | Other 2 Level: 2 |
| SqFt 1st: 1910 | Basement: Full, Unfinished |
| Attic: Walk Up | Other Rooms: In-law |
| Virtual Tour: https://www.youtube.com/watch?v=V73f9Laplog | Date added: Added 2 years ago |

INTERIOR FEATURES

Appliances: Dishwasher, Dryer, Range, Refrigerator, Washer Flooring: Ceramic, Wood

Fireplace Description: Propane, Wood

UTILITIES

Heat Source: Radiators Water: Drilled Well Sewer: Septic-ingr.

EXTERIOR FEATURES

Garage Type: Garage Detached Style: Farm House Siding: Wood Roof: Asph Shingle Lot Features: Level, Meadow, Pond Water Features: Pond Lot Dimensions: 2.67 Acres

Hot Water: Electric Plumbing: Mixed Utility Level: B

Style: Farm House Construction: Frame/stick Porch: Enclosed Porch, Patio Other Buildings: Shed Views: Meadow, Mountain Additional Exterior Features: Landscaped Lot: 29

LOCATION DETAILS

Area/Town: Saugerties-town Lot/Site: Rural Directions: Route 212 To Centerville. Turn On Blue Mountain Rd. Straight To Harry Wells Rd. House On Left.

LISTED BY

Office Name: Bhhs Hudson Valley Prop-wdst Agent Last Name: Breslau School District: Saugerties Central Schools County: Ulster County

Agent First Name: Sharon



Contact us Phone:

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