



**GREENE**  
174 High Acres Ln, Greenville, NY 12083

<https://gristmillrealestate.com>

**\$390,000**

Welcome to your rustic retreat! This enchanting log home nestled at the end of a quiet cul-de-sac offers the perfect blend of tranquility and potential. The main floor features an open-plan kitchen and breakfast area, making it ideal for entertaining. It also has a formal dining room, a family room, an office and a full bathroom. The upstairs has 4 bedrooms and 2 full bathrooms. The master bedroom has a propane fireplace. The spacious wraparound deck provides the perfect spot for sipping your morning coffee while listening to the sounds of nature or hosting a barbecue with friends and family. It's in need of a little TLC, but fear not, because it presents a wonderful opportunity for you to put your personal touch on it and make it truly your own! This is a short sale.

**MLS ID:** 20232581

**Status Category:** Active

**Zone:** Single Family

**Year built:** 1990

**Bedrooms:** Four

**Full Baths:** Three

**Dining Room Level:** 1

**Bedroom 1 Level:** 2

**Bedroom 3 Level:** 2

**Other 1 Level:** 1

**Basement:** Finished, Mixed, Walk Out, Garage Access, Concrete Floor

**Total Rooms:** 8

**Listing Category:** Residential

**Area, sq ft:** 2712 sq ft

**Acreage:** 4.34

**Age:** 21-40

**Bathrooms:** 3

**Living Room Level:** 1

**Kitchen Level:** 1

**Bedroom 2 Level:** 2

**Bedroom 4 Level:** 2

**SqFt 1st:** 1550

**Other Rooms:** Office

**Date added:** Added 1 year ago

## INTERIOR FEATURES

**Kitchen Description:** Breakfast Room

**Flooring:** Carpet, Hardwood, Vinyl, Plywood

**Fireplace Location:** Basement, Bedroom, Living Room

**Cooling/Air Conditioning:** Window Unit

**Appliances:** Dishwasher, Range, Range Hood, Refrigerator, Tankless Hot Water Heater

**Fireplace Description:** Propane, Wood

**Wood Stove:** Wood

**Miscellaneous Features:** Ceiling-beamed, French Doors

## UTILITIES

**Heat Source:** Baseboard

**Heating Fuel:** Oil, Propane, Wood

**Hot Water:** Electric, Tankless

**Utility Level:** B

**Sewer:** Septic-ingr.

## EXTERIOR FEATURES

**Garage Type:** Garage Attached

**Style:** Log

**Construction:** Log

**Roof:** Metal

**Lot Dimensions:** 4.34

**Garage/Parking Extras:** 1-car

**Style:** Log

**Siding:** Wood

**Lot Features:** Private, Wooded

**Lot:** 32.000

## LOCATION DETAILS

**Area/Town:** Greene

**County:** Greene County

**School District:** Greeneville School District

**Directions:** From Greenville, Ny. 5 Min (2.9 Miles) -head West On Ny-81 W Toward Ny-32 N. -turn Left Onto Red Mill Rd. -turn Right Onto High Acres Ln.

## LISTED BY

**Office Name:** Monticello L.r.e.b.

**Agent Last Name:** Sosa De La Fuente

**Agent First Name:** Dennilu



### 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

