



**Saugerties-vlg**  
94 Main St, Saugerties, NY 12477

<https://gristmillrealestate.com>

**\$1,100,000**

Enjoy gracious village living in this spacious, light-filled 1898 home located on a quiet street less than a quarter-mile from the heart of historic Saugerties. Built in the Federal style, this lovely home features 5 bedrooms and 4 baths (2 full, 2 half) along with an attractive 1-bed, 1-bath accessory apartment with separate entrance. The main home's beautifully proportioned rooms are enhanced by hardwood floors and tall windows. The front door opens to a central hall flanked by two grand "living rooms" or parlors. One could be formal; the other could be informal or used as an extra-large dining space (great for entertaining). Two of the rooms off the well-appointed kitchen contain fireplaces. Imagine the fireplaces crackling on a cool autumn day. Or with snow lightly falling on the lawn outside. A half-bath completes the downstairs. A graceful curving staircase with period details leads to the second floor, where one of the three generous bedrooms contains yet another fireplace. This floor includes one full bath with a clawfoot tub, a half-bath, and a large laundry room. Another staircase leads to the third floor, where two bedrooms and a sizable office or studio room are located. This floor includes one full bath, also with a clawfoot tub. Each of the third-floor rooms could serve a different purpose. Possibilities include one or more offices for remote work, a playroom, den, craft studio, or library. North-facing windows on the upper floors provide serene views of the Catskill Mountains. Public and private schools are nearby. This magnificent historic home on the tranquil end of Main Street also features an open-air porch off the kitchen and a screened-in porch toward the back. Three sides of the property are surrounded by a charming white picket fence. The village of Saugerties boasts an independent bookstore, movie house, bagel shop, health food store, and diner, plus bakeries, chocolate shops, restaurants, cafes, and boutiques. At the bottom of Partition Street, one of the village's two main roads, there's a sweet park with play equipment, a beach, and views of the Esopus Creek. A seasonal farmers market is held across the street near the Saugerties Historical Society and the 1727 Kiersted House. Exit 20 of the NYS Thruway is a short 1.5 miles. The famous village of Woodstock is just over 10 miles. Local ski spots include Belleayre and Windham. Equestrian lovers will appreciate that HITS-on-the-Hudson is 1.3 miles away, near the 127-acre Cantine Field sports and recreation complex.

**MLS ID:** 20233118

**Status Category:** Active

**Zone:** 02

**Survey:** X

**Age:** 100-200

**Bathrooms:** 3

**Half Baths:** Two

**Dining Room Level:** 1

**Family Room Level:** 1

**Bedroom 2 Level:** 2

**Listing Category:** Residential

**Area, sq ft:** 3620 sq ft

**Acreage:** 0.25

**Year built:** 1898

**Bedrooms:** Five

**Full Baths:** Two

**Living Room Level:** 1

**Kitchen Level:** 1

**Bedroom 1 Level:** 2

**Bedroom 3 Level:** 2

**Bedroom 4 Level:** 3

**SqFt 1st:** 1280

**SqFt 3rd:** 1060

**Amenities:** Library

**Other 1 Level:** 3

**SqFt 2nd:** 1280

**Basement:** Full

**Date added:** Added 1 year ago

## INTERIOR FEATURES

**Kitchen Description:** Eat In

**Flooring:** Hardwood

**Fireplace Location:** Bedroom, Living Room, Other/see Remarks

**Appliances:** Dishwasher, Dryer, Range, Refrigerator, Washer

**Fireplace Description:** Brick

**Cooling/Air Conditioning:** Wall Unit

## UTILITIES

**Heat Source:** Hot Water, Steam

**Utility Level:** 2

**Heating Fuel:** Natural Gas

## EXTERIOR FEATURES

**Garage/Parking Extras:** Driveway, Off Street

**Lot Dimensions:** 10890??

**Style:** Colonial

**Lot:** 4.100

## LOCATION DETAILS

**Area/Town:** Saugerties-vlg

**Elementary School:** Cahill K-6

**Directions:** From Saugerties Village, Take Main St. Past Cahill Elementary School To Number 94, Property On The Right, On The Corner Of Main St. And Cedar St.

**School District:** Saugerties Central Schools

**County:** Ulster County

## LISTED BY

**Office Name:** Halter Associates Realty

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### Contact us

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