



Hudson Valley - Catskill Region MLS



**KINGSTON, CITY**  
32 Gill St, Kingston, NY 12401

<https://gristmillrealestate.com>

**\$249,900**

Downtown Kingston home is within walking distance of the Kingston Point Rail Trail that leads to the Park, Beach, and Ball Fields. The home was gutted and completely renovated back in 2005. The interior offers nice high ceilings and move-in-ready condition. Just off the kitchen is a laundry room which then leads out to the private side patio. You can also walk from the home South to all Restaurants, Museums, Stores, Shops, Marinas, and Boat Tours. The basement is full and unfinished and was previously used as a workshop. The interior of the home has just been freshly painted.

**Addendum:** The owner also owns the neighboring single family to the Left (36 Gill St). These two homes could be Sold as a package deal, which is also coming available For Sale although needs some exterior painting work before formally going on the market, the asking price is \$269,900. The listing agent is the owner.

**MLS ID:** 20240173

**Status Category:** Active

**Zone:** R2

**Year built:** 1900

**Bedrooms:** Three

**Full Baths:** One

**Dining Room Level:** 1

**Bedroom 1 Level:** 2

**Bedroom 3 Level:** 2

**SqFt 2nd:** 769

**Kitchen Room Size:** 13'2x10'10

**Bedroom 1 Room Size:** 8x11

**Bedroom 3 Room Size:** 13x13'10

**Amenities:** Garden Area, Play Area

**Date added:** Added 11 months ago

**Listing Category:** Residential

**Area, sq ft:** 1586 sq ft

**Acreage:** 0.04

**Age:** 100-200

**Bathrooms:** 1

**Living Room Level:** 1

**Kitchen Level:** 1

**Bedroom 2 Level:** 2

**SqFt 1st:** 817

**Living Room Room Size:** 12'7x13'7

**Dining Room Room Size:** 13x14'6

**Bedroom 2 Room Size:** 11'2x11

**Basement:** Full, Other/see Remarks, Walk Out, Concrete Floor, Unfinished

**Status:** [2](#)

## INTERIOR FEATURES

**Kitchen Description:** Cabinets Wood

**Flooring:** Carpet, Ceramic, Vinyl

**Appliances:** Range, Refrigerator

**Additional Interior Features:** Insulated Doors, Insulated Windows, Smoke Detector, Carbon Monoxide Detector

## UTILITIES

**Heat Source:** Baseboard

**Hot Water:** Electric

**Plumbing:** Mixed

**Sewer:** Municipal

**Heating Fuel:** Natural Gas

**Water:** Municipal

**Electricity:** 200 Amps

**Utility Level:** B

## EXTERIOR FEATURES

**Style:** Two Story

**Construction:** Frame/stick

**Siding:** Vinyl

**Roof:** Membrane, Other

**Views:** Seasonal

**Additional Exterior Features:** Landscaped

**Lot:** 4

**Style:** Two Story

**Color:** Tan

**Porch:** Deck, Open, Patio

**Lot Features:** Additional Land Available, Slope-gently

**Water Ways:** Rondout Creek

**Lot Dimensions:** 30x70

## LOCATION DETAILS

**Area/Town:** Kingston, City

**Elementary School:** Kennedy K-4

**County:** Ulster County

**School District:** Kingston Consolidated

**Lot/Site:** City

**Directions:** From Broadway In Kingston Take Downtown, Left At Mariners Harbor Onto Rondout Landing, Past Ole Savannah To Left Onto Gill Street- #32 Will Be On The Right.

## LISTED BY

**Office Name:** Berardi Realty

**Agent Last Name:** Berardi

**Agent First Name:** Gregory



### 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

