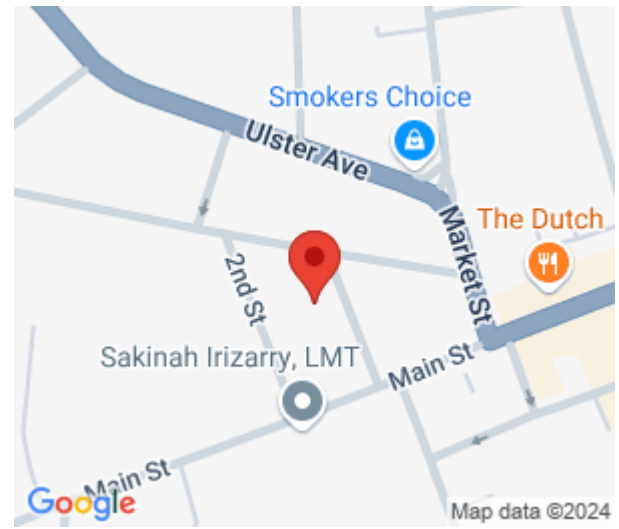




Hudson Valley Capital Region, NY



ESOPUS
272 River Rd, Ulster Park, NY 12487

<https://gristmillrealestate.com>

\$950,000

This sanctuary-like 41.9 acre property know as "Lighthouse Bluff" is a protected escape with exceptional views overlooking the Hudson River from every part of the bluff. There is an existing house (in need of total renovation) that can be enlarged & one additional building site. The building site has a fabulous view of "Maid of the Meadows" one of the last remaining Hudson River Lighthouses built in the 1870's. Although the property offers this other building site, it cannot be subdivided.

Addendum: Development rights for this property are well defined and controlled by contract negotiated jointly by the current owner and the Scenic Hudson Land Trust, Inc. These development plans are NOT negotiable per the current owner and although any development of the Bluff beyond what's currently allowed is not permitted this site offers anyone a unique and picturesque setting.

MLS ID: 20240344

Status Category: Active

Acreage: 41.9

Date added: Added 10 months ago

Listing Category: Lots/land

Zone: Rf2

Type: [Residential](#)

UTILITIES

Water: Drilled Well

Electricity: On-site

EXTERIOR FEATURES

Other Buildings: Shed, Other/see Remarks

Views: Water

Water Ways: Hudson River

Lot Dimensions: 40+ Acres

Lot/Site: Rural

Road Frontage: County Road

Water Features: River

View Description: Panoramic, Lake Or River

Lot: 12

LOCATION DETAILS

Area/Town: Esopus

Elementary School: Graves K-4

School District: Kingstonconsold

Location: Rural

LISTED BY

Office Name: Quinn Realty Group Inc.

Agent First Name: John



Contact us

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