

## **ESOPUS**

520 Andorn Ln, Kingston, NY 12401

\$420,000

https://gristmillrealestate.com

Stylish living just outside of Kingston, without the high taxes, and surrounded by nature? Yes, you can have all that and more with this handsome mid-century compound. Just minutes to downtown Kingston, but nestled in the woods of Esopus on a quiet dead end street, this spacious 3 bedroom 2 1/2 bath split level home is a rare and affordable delight! Boasting large light filled windows, vintage wood and stone accents, and a pool and sprawling backyard oasis, this home is ready for its next chapter, as sellers are moving out of state. Walk into the newly updated living and dining rooms, with beautiful new walnut floors and picture windows; or take a turn into the light filled kitchen, looking over the pool and back yard. Upstairs you'll find a large master bedroom with en suite bathroom, and two additional bedrooms with ample closet space, as well as a large closet in the bathroom. And don't forget the incredible storage in the partial attic! Downstairs, you will find a spacious laundry room and cozy 15' x 24' mid-century/industrial family room with its brand new Mitsubishi split system and incredible stone statement wall with woodstove. Spend your mornings and evenings listening to the birds and relaxing on the huge, recently built wooden deck that surrounds the pool, looking out onto the private, wooded hills behind the home. It's like a nature preserve just minutes from the city! There is even a covered cabana and pool house/storage shed for more entertaining space. This home also features a large, 24x30 detached 2 car garage with electric, that can be easily converted into a studio or workspace, an unfinished basement space for storage, and there's even an attached carport for more storage. All of this on 3 acres, with excellent southern exposure for solar power, gardening and landscaping opportunities, and the Mill Stream running through the front of the property, this could be the perfect oasis just minutes from all that Kingston has to offer. And with the Wurts St Bridge renovation being completed this spring, Uptown and the Rondout will be even easier to get to!

**Addendum:** Hot tub does not convey, but sellers are open to selling it to buyers, if interested. Front of property is in a flood zone, but the home is not. Sellers were not required to carry flood insurance. House has a right of way for driveway access. There are two manufactured homes on the other side of the large driveway/parking area. Sellers also explored the option of putting in a driveway to come in behind the detached garage..giving more separation from the neighbors. Quotes ranged from \$6K-\$10K. Some landscaping would also go a long way to create more separation on the driveway side. Neighbors to the right of the house is also open to allowing a driveway to come off of theirs to the house. Multiple offers received, highest & best due by 5 PM on Tuesday 2/20/24. Sellers including extra walnut flooring left over (about 150 sq ft). Roof is nearing end of life expectancy, sellers open to a credit.

MLS ID: 20240366

Status Category: Pending

Zone: Bc

Year built: 1972 Bedrooms: Three Half Baths: One **Listing Category:** Residential

Area, sq ft: 1936 sq ft

Acreage: 3
Age: 41-60
Full Baths: Two

Living Room Level: 1

Dining Room Level: 1 Family Room Level: L Bedroom 2 Level: 2 SqFt 1st: 1286

Living Room Room Size: 22x13 Kitchen Room Size: 16x11.5 Bedroom 1 Room Size: 11x7

Bedroom 3 Room Size: 11x9.5

Attic: Pu Dw Total Rooms: 8 Family Room Room Size: 24x15 Dining Room Room Size: 11x11 Bedroom 2 Room Size: 13x11

Kitchen Level: 1

SqFt 2nd: 650

Bedroom 1 Level: 2

**Bedroom 3 Level: 2** 

Basement: Bilco Door Access, Unfinished

Flooring: Carpet, Concrete, Hardwood, Slate

Amenities: Pool-in Ground

Date added: Added 1 year ago

**INTERIOR FEATURES** 

Appliances: Dishwasher, Dryer, Oven-built In, Refrigerator,

Washer

Fireplace Description: Wood Fireplace Location: Family Room

Wood Stove: Insert In Fp, Wood Cooling/Air Conditioning: Window Unit, Ductless Split Ac

Units

UTILITIES

**Heat Source:** Baseboard, Ductless Mini Split Sys **Heating Fuel:** Propane

Water: Municipal
Utility Level: L

Sewer: Septic-ingr.

**EXTERIOR FEATURES** 

Garage Type: Garage Detached Garage/Parking Extras: Driveway-shared, 2-car

Style: Split Level Style: Split Level

**Construction:** Frame/stick **Siding:** Aluminum, Stone

Porch: Deck Roof: Asph Shingle

Other Buildings: Workshop Water Features: Stream
Additional Exterior Features: Partial Fenced, Inground Pool, Lot Dimensions: Irreg

Landscaped, Cabana

**Lot:** 6.120

**LOCATION DETAILS** 

Area/Town: Esopus School District: Kingston Consolidated

County: Ulster County

Directions: From The City Of Kingston, Take Route 9w South
To Old Route 9w And Follow Connelly Road To Andorn Ln. You
Can Also Take Salem Rd To Millbrook Dr To Get To Andorn Ln.

Can Also Take Salem Rd To Millibrook Dr To Get To Andorn L

LISTED BY

Office Name: Chapman Realty Of The Hudson V Agent First Name: Christine

Agent Last Name: Chapman



Contact us

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