



**OLIVE**  
30 Indian Trail, Shokan, NY 12481

<https://gristmillrealestate.com>

**\$529,900**

PRICE REDUCED TO ACCOMMODATE THE UPDATES MOST BUYERS ARE SEEKING. Nestled amidst the serene beauty of the Ashokan Reservoir, this well maintained 3-bedroom, 2-bathroom house offers a tranquil retreat, while still providing easy access to all the amenities you desire. Step into the heart of the home—the light-filled kitchen with its expansive picture window and cozy wood stove. Here, you'll find yourself drawn to the warmth of the fire as you gaze out at the seasonal views of the reservoir. It's no wonder that one family has cherished this space since they built it, and now it's ready to welcome you. The first-floor primary bedroom, complete with ensuite bath and private sunroom, offers a peaceful oasis. Meanwhile, the living room boasts another large picture window, flooding the space with natural light and inviting you to relax and enjoy the view. Ascend the sweeping staircase to the second floor, where skylights bathe the area in even more light. Here, you'll find two additional bedrooms, perfect for family members or guests, as well as an office or potential space for a third bathroom. Downstairs, the wood-paneled family room awaits, complete with yet another fireplace for cozy evenings spent with loved ones. And outside, the two-car garage provides ample storage space, with the added bonus of unfinished studio space above. Imagine transforming it into your own personal yoga retreat or home office, where you can pursue your passions and find inspiration in the tranquility of your surroundings.

**Addendum:** Fireplace in Den has not been used recently and should be inspected prior to use.

**MLS ID:** 20240440

**Status Category:** Active

**Zone:** Rr3

**Year built:** 1970

**Bedrooms:** Three

**Living Room Level:** 1

**Kitchen Level:** 1

**Bedroom 1 Level:** 1

**Bedroom 3 Level:** 2

**Den Level:** B

**Other 2 Level:** -

**SqFt 2nd:** 404

**Attic:** Storage

**Virtual Tour:** <https://youtu.be/YXh97A-jjtg?feature=shared>

**Listing Category:** Residential

**Area, sq ft:** 1831 sq ft

**Acreage:** 1.5

**Age:** 61-100

**Full Baths:** Two

**Dining Room Level:** 1

**Family Room Level:** -

**Bedroom 2 Level:** 2

**Bedroom 4 Level:** -

**Other 1 Level:** -

**SqFt 1st:** 1427

**Basement:** Crawl, Finished, Walk Out

**Other Rooms:** First Floor Bedroom

**Date added:** Added 11 months ago

## INTERIOR FEATURES

**Kitchen Description:** Eat In

**Flooring:** Carpet, Hardwood

**Fireplace Location:** Kitchen

**Additional Interior Features:** Skylights

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

**Fireplace Description:** Stone

**Wood Stove:** Wood

## UTILITIES

**Heat Source:** Baseboard

**Hot Water:** Propane

**Electricity:** 200 Amps

**Utility Level:** B

**Heating Fuel:** Electric

**Water:** Dug Well

**Sewer:** Septic-ingr.

## EXTERIOR FEATURES

**Garage Type:** Garage Detached

**Style:** Contempo

**Construction:** Frame/stick

**Roof:** Asph Shingle

**Lot Features:** Slope-gently

**Lot Dimensions:** 1.50

**Garage/Parking Extras:** Driveway-shared

**Style:** Contempo

**Porch:** Enclosed Porch

**Other Buildings:** Studio

**Views:** Reservoir, Seasonal

**Lot:** 8

## LOCATION DETAILS

**Area/Town:** Olive

**County:** Ulster County

**School District:** Onteora Central

**Directions:** From Exit 19 Take Rte 28 West. Turn Right Onto Bostock Rd. Right Onto Black Rd And Left Onto Indian Trail Rd.

## LISTED BY

**Office Name:** Bhhs Hudson Valley Prop-king

**Agent Last Name:** Airhart

**Agent First Name:** Robert



### Contact us

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