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# \$649,000

Nestled along a serene creek in Saugerties, New York, minutes away from the famed Woodstock, discover a charming Storybook-style cottage that exudes warmth and character. This picturesque property offers a tranquil retreat with breathtaking views of lush fields and majestic mountains. As you meander down the quiet country road, you'll be greeted by the home's enchanting arched front door. With three bedrooms, two bathrooms, and two bonus rooms spread across 2150 square feet of living space, there's ample room for relaxation and gatherings with loved ones. Step inside, where the ambiance of yesteryear meets modern comfort. Original wood flooring guides you through the inviting interiors, while new windows flood the space with natural light and frame picturesque seasonal creek views. The heart of the home is the recently updated kitchen, amidst quartz countertops, custom cabinets, and new appliances. A walk-in pantry ensures ample storage space for all your culinary treasures. Retreat to one of two cozy living areas, a Lopi wood-burning stove that fills the room with warmth and charm. This spacious home has flexibility with extra rooms for hobbies and play, an office, studio space, or a dedicated laundry room. Every space has been updated with form and function in mind. The newly renovated second-floor extension features three bedrooms and a gorgeous, large bathroom, finished to an exacting standard, including a freestanding soaker tub, skylights, and motorized window shades. There is a walkout basement with the potential to be finished, currently being used as a workshop and for storage. Venture outside to discover your 1.4-acre private oasis. A sprawling deck overlooks the tranquil creek, offering the perfect spot to savor and soak in the natural beauty. The flat, usable yard offers endless possibilities, from the cedar playset to the bountiful garden for produce and flowers to the dining pergola, it is a delight. Mechanical improvements abound, ensuring peace of mind for years to come. A house-vented air conditioning and forced air system keep you comfortable year-round, while a whole-house generator provides backup power during unexpected outages. A recently updated roof, french drain, and sump pump system offer added protection against the elements. With meticulous attention to detail and a commitment to quality, this home is truly a gem close to exciting towns, nature, and amenities. At this captivating Saugerties charmer, you can experience the magic of upstate living with all the comforts of modern luxury.

#### MLS ID: 20240583

Status Category: Pending Zone: 02 Year built: 1948 Bedrooms: Three Living Room Level: 1 Kitchen Level: 1 Bedroom 1 Level: 2 Bedroom 3 Level: 2 Other 1 Level: 1 Listing Category: Residential Area, sq ft: 2148 sq ft Acreage: 1.44 Age: 61-100 Full Baths: Two Dining Room Level: 1 Family Room Level: 1 Bedroom 2 Level: 2 Bedroom 4 Level: 1 SqFt 1st: 1480 SqFt 2nd: 700 Amenities: Play Area

UTILITIES

Water: Drilled Well

### INTERIOR FEATURES

Kitchen Description: Cabinets Custom

Flooring: Ceramic, Hardwood Fireplace Location: Family Room Miscellaneous Features: Ceiling-vaulted, French Doors Basement: Full, Walk Out Date added: Added 1 year ago

Appliances: Dishwasher, Dryer, Microwave, Oven-built In, Washer, Whole House Filter System

Fireplace Description: Free Standing

Wood Stove: Wood

Additional Interior Features: Insulated Doors, Insulated Windows, Dig.I Program Thermostat, Skylights, French Doors

Plumbing: Mixed Sewer: Septic-ingr.

# **EXTERIOR FEATURES**

Electricity: Stand By Generator

Driveway: Blacktop Style: Contempo, Cottage Color: Cream Porch: Deck Lot Features: Flood Plain, Landscaped, Level, Meadow, Private, Water Frontage Water Features: Creek

Lot Dimensions: Irr

# LOCATION DETAILS

Area/Town: Saugerties-town Lot/Site: Rural Directions: Follow Band Camp Road To #177

## LISTED BY

Office Name: Coldwell Banker Village Green Agent Last Name: Foti Style: Cottage Construction: Frame/stick Siding: Clapboard Roof: Asph Shingle Views: Mountain, Creek

Additional Exterior Features: Stand By Generator, Partial Fenced Lot: 24

School District: Saugerties Central Schools County: Ulster County

Agent First Name: Leslie



Contact us Phone:

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