



WOODSTOCK
238 The Middle Way, Mt Tremper, NY 12457

<https://gristmillrealestate.com>

\$1,350,000

Above the historic village of Woodstock, amid the pristine wilderness of the Catskill Mountain State Park, this hillside retreat embodies the serene beauty of its magnificent, natural surroundings. From inside and out, enjoy the soft summer dusk, the crimson tapestry of fall, the shimmering of crisp snowfall--whatever the season, the views are to buy for. This custom-built home and studio/guest house marries elegance and modern rusticity, affording total privacy while remaining central to the region's numerous vibrant communities. Completely renovated in 2007. 3 level open floor plan is quite versatile and entertainment- friendly. Main level provides for easy entertaining with a cozy living room fireplace, large windows, high ceiling and wood floors, with adjacent screened porch. It also includes the primary suite with sliding doors to a private deck. The loft is ideal for home office. Expansive wraparound decking connects the bluestone patio on bottom level, making summer entertaining a breeze while enabling year-round mountain views. Enjoy a summer soak in your 40x20 saline in-ground pool which is just a few steps to a chic studio/guest house with radiant heat and a full bath. Whole house generator provides peace of mind. Upper and lower meadows provide plenty of room for play, events and recreation. Riverby residents have access to Deer Park a dedicated wild life and nature preserve where you can hike, snow shoe, cross country or camp. Wilson State Park is 5 miles near; and Belleayre ski resort is 15 miles away. All within two hours of NYC. Relax, recharge and enjoy life's finer moments in your very own Hudson Valley compound. What are you waiting for?

Addendum: List realtor must accompany. Use showing time Studio/guest house included in square footage and room count. The Middle way is a private road. Annual maintenance approximately \$500.00. BE SURE TO WATCH THE VIRTUAL TOUR.

MLS ID: 20240616

Status Category: Active

Zone: Residential

Survey: Y

Age: 41-60

Full Baths: Three

Living Room Level: 1

Kitchen Level: 1

Bedroom 1 Level: 1

Bedroom 3 Level: L

Den Level: 2

Other 2 Level: .

SqFt 2nd: 684

Basement: Partial

Listing Category: Residential

Area, sq ft: 2719 sq ft

Acreage: 5.95

Year built: 1979

Bedrooms: Four

Half Baths: One

Dining Room Level: 1

Family Room Level: .

Bedroom 2 Level: 2

Bedroom 4 Level: S

Other 1 Level: .

SqFt 1st: 1075

SqFt 3rd: 360

Other Rooms: Studio, Other/see Remarks, First Floor Bedroom

Amenities: Pool-in Ground
Date added: Added 8 months ago

Virtual Tour: <https://vimeo.com/863393314>

INTERIOR FEATURES

Kitchen Description: Gourmet

Flooring: Ceramic, Hardwood, Marble, Wide Board

Fireplace Location: Living Room

Appliances: Dishwasher, Dryer, Exhaust Fan, Microwave, Range, Range Hood, Refrigerator, Washer

Fireplace Description: Stone

Miscellaneous Features: Ceiling-vaulted, French Doors, Security System

UTILITIES

Heat Source: Baseboard, Radiant, Ductless Mini Split Sys

Hot Water: Propane

Electricity: 200 Amps, Stand By Generator

Utility Level: B

Heating Fuel: Electric

Water: Drilled Well

Sewer: Septic-ingr.

EXTERIOR FEATURES

Driveway: Gravel

Style: Contempo

Color: Grey

Porch: Deck, Patio, Screened Porch

Other Buildings: Guest House, Studio

Views: Mountain

Lot Dimensions: 5.95 A

Style: Contempo

Construction: Frame/stick

Siding: Wood

Roof: Asph Shingle

Lot Features: Private, Secluded, Slope-moderate

Additional Exterior Features: Stand By Generator

Lot: 22

LOCATION DETAILS

Area/Town: Woodstock

Lot/Site: Rural

Directions: Route 212 West To Wittenberg Road. Turn Right On Abbey Road. Right On Erica's Walk To The End And Left On The Middle Way. House Is On The Left.

School District: Onteora Central

County: Ulster County

LISTED BY

Office Name: Halter Associates Realty

Agent Last Name: Spirig

Agent First Name: Carol



Contact us

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