

https://gristmillrealestate.com

\$399,000

Ready to start enjoying the Catskills right now? This fabulous, recently renovated and fully furnished townhouse offers immediate access to all of the area's best amenities with the peace of mind that comes with minimal maintenance. Sweeping 180-degree views of the surrounding mountains greet you from every room, and a light, bright, and airy open floor plan offers a breath of fresh air from every angle. Enjoy swimming at the olympic-sized heated pool during the warmer months and playing tennis all season long with courts in your own backyard. Throughout the winter you can easily access skiing and snowboarding at two of the area's best mountains, Belleayre Ski Center and Plattekill Mountain, just minutes away. Afterwards, enjoy warming up in front of your floor to ceiling fireplace. Savor the incredible artisanal fare and local produce at the nearby historic Round Barn Pakatakan Farmers' Market or enjoy some of the region's best dining with chef driven restaurants in every direction. If your goal is to enjoy everything the region has on offer stress-free, then this Roxbury Run Village home is the perfect way to achieve your goals. Reach out to arrange a showing. I'm confident you'll be impressed with this Roxbury Run Village townhouse.

MLS ID: 20240799 Status Category: Active Zone: R Year built: 1972 Bedrooms: Four Living Room Level: 1 Kitchen Level: 1 Bedroom 1 Level: 1 Bedroom 3 Level: 2 Den Level: 1 Basement: Crawl Amenities: Club House, Common Pool, Pool-in Ground, Rec Room, Tennis Court

INTERIOR FEATURES

Appliances: Dishwasher, Dryer, Exhaust Fan, Microwave, Range-built In, Refrigerator, Washer, Energy Star Appliances

Fireplace Description: Stone, Wood

Miscellaneous Features: Ceiling-beamed, Ceiling-cathedral, Ceiling-vaulted

Listing Category: Residential Area, sq ft: 1432 sq ft Acreage: 0.04 Age: 41-60 Full Baths: Two Dining Room Level: 1 Family Room Level: 1 Bedroom 2 Level: 1 Bedroom 4 Level: 2 SqFt 1st: 888 Other Rooms: Utility Room Date added: Added 1 year ago

Flooring: Carpet, Ceramic

Fireplace Location: Living Room

Additional Interior Features: Insulated Doors, Insulated Windows, Low E Windows, Sliding Glass Doors

UTILITIES

Heat Source: Radiant Hot Water: Electric Plumbing: Mixed Sewer: Municipal

EXTERIOR FEATURES

Garage/Parking Extras: Lot-paved Style: Contempo Construction: Frame/stick Siding: Wood Roof: Asph Shingle Views: Mountain, Panoramic Lot Dimensions: Regular

Heating Fuel: Electric Water: Municipal Electricity: 200 Amps

Driveway: Blacktop Style: Contempo Color: Yellow Porch: Deck Lot Features: Adjacent To State Land, Landscaped Additional Exterior Features: Tennis Court Lot: 32-5

LOCATION DETAILS

Area/Town: Delaware

Lot/Site: Rural

Directions: From Margaretville Follow Nys Route 30 North Past The Hamlet Of Halcottsville. Take A Right Onto Scudder Hill Road (cr-8). At The Top Of The Hill Turn Left Into Roxbury Run Village. Left At The Circle A Left On Woodland Drive. Follow To #191 Driveway.

LISTED BY

Office Name: Fresh Air Realty

Agent Last Name: James

School District: Roxbury Central Schools County: Delaware County

Agent First Name: Alexander



Contact us Phone:

Email: Address: (845) 246-3200 Toll Free: (800) 664-5503 Fax: (845) 246-3901 gristmill@gristmillrealestate.com

265 Main St, Saugerties, NY 12477

