



Ellenville-Vlg
81 N Main St, Ellenville, NY 12428

<https://gristmillrealestate.com>

\$995,000

Originally the home of the Ellenville Telephone Company, and then serving as the Village Hall, this stately brick building sits prominently in the heart of the village and enjoys great visibility and distinction. The current owners sensitively converted it to a 3-suite inn with additional retail and office space, offering a variety of alternate uses, including development potential with the additional, included parcel beyond the parking area. The largest suite, on the second floor, measures about 1250 square feet, and includes two ensuite bedrooms, one with a Japanese style soaking tub, fabulous eat-in kitchen, spacious living/dining room combo, powder room and patio. The other two units, also on the second floor, each have one bedroom and one bath, and the same level of fit and finish as the larger suite. All have electric fireplaces and all could easily serve as full-time apartment rental units. The buildings first floor is divided into three areas - retail showroom, office and storage area. These spaces easily convert into additional living units and there's a full, basement with half-bath, cedar closet, wine room, laundry room and ironing room as well. Ceilings throughout the building are 12' tall or higher. The property is comprised of three lots, including an additional building lot with access from Elting Court which offers additional development opportunity.

MLS ID: 20240875

Status Category: Active

Zone: B1

Survey: Y

Age: 61-100

Full Baths: Four

Living Room Level: 2

Kitchen Level: 2

Bedroom 1 Level: 2

Bedroom 3 Level: 2

Den Level: 2

Other 2 Level: 1

Basement: Full

Listing Category: Residential

Area, sq ft: 6654 sq ft

Acreage: 0.46

Year built: 1935

Bedrooms: Four

Half Baths: Two

Dining Room Level: 2

Family Room Level: 2

Bedroom 2 Level: 2

Bedroom 4 Level: 2

Other 1 Level: 1

SqFt 1st: 3327

Date added: Added 1 year ago

INTERIOR FEATURES

Appliances: Dishwasher, Dryer, Oven-built In, Range Hood, Range-built In, Refrigerator, Washer

Fireplace Description: Electric

Cooling/Air Conditioning: Ductless Split Ac Units

Flooring: Carpet, Concrete

Fireplace Location: Living Room

UTILITIES

Heat Source: Ductless Mini Split Sys

Water: Municipal

Sewer: Municipal

Hot Water: Electric

Electricity: 200 Amps

Utility Level: L

EXTERIOR FEATURES

Garage/Parking Extras: Lot-paved

Siding: Brick

Roof: Membrane

Lot Dimensions: .465a

Construction: Masonry

Porch: Patio

Lot Features: Parking Lot

Lot: 14

LOCATION DETAILS

Area/Town: Ellenville-vlg

Lot/Site: Hamlet/village

Directions: 209 South To Property On Right.

School District: Ellenville Central

County: Ulster County

LISTED BY

Office Name: Bhhs Hudson Valley Prop-king

Agent Last Name: Serouya

Agent First Name: Jeff



Contact us

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