



GARDINER
351 Libertyville Rd, New Paltz, NY 12561

<https://gristmillrealestate.com>

\$800,000

Private home on 6 acres with guest house, 3-car garage, and Walkkill River frontage. Perfect location in that area between the river and the ridge where you're 5 minutes from downtown New Paltz, you always pass a farm stand on your way home, and there are views of the mountain everywhere. This property has so much appeal. The long, tree-lined driveway runs parallel to the front meadow, which is a lovely two-acre parcel, also included in this listing. Buildable, farmable, this land is full of possibilities. Down the path behind the main house, the Walkkill River access beckons for fishing or putting in a kayak. Both dwellings, the main house and guest house, feature stained black siding, contemporary styling, exposed beams, open concept living areas and fresh finishes. New HVAC, heat pump mini-splits, keep things cool and cozy in both homes. The large deck off the main house offers sneak peaks of the river, and the double sliders provide lots of light into the kitchen and living room--welcoming, casual spaces that feel like home. There are 3 bedrooms and 2 bathrooms on the main level, and the walkout basement level has a bedroom, a bathroom, laundry room, and lots of living and storage space. The guest house has been adored, of late, as an Airbnb getaway and has that picture perfect feel. In addition to the eat-in kitchen and living room, there are two bedrooms and a shared bath in the guest house. Strategic fencing creates a nice sense of privacy between the two houses, and each has a spacious porch as well as yard area for lounging. Finally, the 3 car garage structure is open for possibilities such as workshop, studio, etc.--lots of extra space to work with. MohonkP reserve, Minnewaska State Park, Robibero Winery, Jenkins-Lueken Orchard for apple and berry-picking, dog park, public pool, Field of Dreams Park, Hudson Whiskey-- just some of the fun at your fingertips here. Call to book a showing today and take a look!

MLS ID: 20240895

Status Category: Active

Zone: Ra

Year built: 1985

Basement: Full, Walkout

Other Rooms: Den, Utility Room, Media Room

Unit 2 SqFt: 806

Date added: Added 9 months ago

Listing Category: Multi-family

Area, sq ft: 3176 sq ft

Acreage: 6

Age: 21-40

Attic: Storage

Unit 1 SqFt: 2370

Supplies: -

INTERIOR FEATURES

Appliances: Dishwasher, Dryer, Range, Refrigerator, Washer

Cooling/Air Conditioning: Heat Pump

Flooring: Ceramic, Vinyl

Additional Interior Features: Smoke Detector, Sliding Glass Doors

UTILITIES

Heat Source: Ductless Mini Split Sys

Hot Water: Electric

Plumbing: Mixed

Electricity: 200 Amps

Heating Fuel: Electric

Water: -, Drilled Well

Electric: -

Sewer: Septic-ingr.

EXTERIOR FEATURES

Garage Type: Garage Detached

Garage/Parking Extras: Off Street, 3 Car +

Style: Ranch

Siding: Wood

Roof: Asph Shingle

Lot Features: Landscaped, Level, Meadow, Wooded, Water Frontage

Water Features: Water Front

Additional Exterior Features: Landscaped

Lot: 50

Garage Capacity: Three

Driveway: Gravel

Construction: Frame/stick

Porch: Deck

Other Buildings: Shed

Views: River

Water Ways: Walkkill

Lot Dimensions: 6 Acres

LOCATION DETAILS

Area/Town: Gardiner

County: Ulster County

School District: New Paltz Central

Directions: Gps

LISTED BY

Office Name: Church Street Realty Services

Agent Last Name: Woodburn

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