

# \$849,000 - 10 Old Farmhouse Drive, Kerhonkson

MLS® #20233039

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## \$849,000

3 Bedroom, 3.00 Bathroom, 2,270 sqft  
Residential on 7 Acres

N/A, Kerhonkson, NY

Your tranquil retreat awaits! This privately sited home was built by Catskill Farms in 2019 and features solid craftsmanship combined with many thoughtful touches by its' current owners. This 3 bedroom, 3 bath ranch is secluded on over 7 acres of wooded beauty. The home's layout is spacious and inviting with large rooms and 9-foot ceilings. Big windows bathe the home in light and extensive wrap-around decking offers multiple great angles from which to enjoy the peaceful property. The open-concept living/dining area features cathedral ceilings and a dramatic stone fireplace, making it ideal for relaxation and gathering. The kitchen boasts a professional chef's touch and features high-end appliances including a Fulgor gas range, a large center island, and plenty of counter space to prepare feasts large and small. The finished walk-out basement is freshly carpeted and offers a large third bedroom, cozy family room, and tastefully designed home office space with built-in bookcases to make your W@H dreams a reality. A large utility room/laundry room has plenty of extra space for a workshop or home gym. Sliding glass doors open up to a side deck that leads down to an outdoor cooking area, complete with fire pit and wood-fired pizza oven! This is a special home with details around every corner, like built-in shelving in the closets, custom shower glass in the bathrooms, a recently constructed shed for storage, and upgraded outdoor electric with



Tesla charger. Located approximately 90 minutes from NYC with easy access to local hiking and biking trails, ski resorts, Arrowood Brewery, Inness Golf Course and Resort, and more! Minutes from the Ashokan Reservoir and Rail Trail, Mohonk Preserve and Mininewaska State Park. Come see for yourself, you will not be disappointed.

Built in 2019

### **Essential Information**

MLS® #	20233039
Price	\$849,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,270
Acres	7.30
Year Built	2019
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
MLS	ucbr_sold

### **Community Information**

Address	10 Old Farmhouse Drive
Area	Rochester
Subdivision	N/A
City	Kerhonkson
County	Ulster
State	NY
Zip Code	12404

### **Interior**

Interior Features	Cathedral Ceiling(s), Eat-in Kitchen, High Ceilings, Kitchen Island, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Water Softener, Water Heater, Washer, Tankless Water Heater,

	Refrigerator, Range Hood, Range, Instant Hot Water, Dishwasher
Heating	Forced Air, Propane
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Interior Entry, Walk-Out Access
Fireplace	Yes
Fireplaces	Living Room, Stone, Zero Clearance

### **Exterior**

Exterior	Clapboard, Frame
Lot Description	Gentle Sloping, Private, Wooded
Roof	Metal
Construction	Clapboard, Frame

### **School Information**

District	Rondout Valley Schools
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### **Additional Information**

Date Listed	October 13th, 2023
Days on Market	279