

\$695,000 - 11640 Route 22, Austerlitz

MLS® #149943

\$695,000

5 Bedroom, 3.00 Bathroom, 2,892 sqft
Residential on 3 Acres

N/A, Austerlitz, NY

New to Market - This historic home brims w charm, wonderful antique details, offers substantial layout flexibility, plenty of common gathering spaces to enjoy w family/friends, and multiple work-from-home spaces. Large kitchen/breakfast nook leads to deck, overlooks expansive gardens/lawn winding down to Green River. Large den/mud room includes spacious office nook, room for large dining farm table, fireplace (currently wood stove ready, easily conv back to wood burning fireplace). Formal living room can be dining room; currently set up as music/reading room. Second living room currently a TV room. Upstairs layout also versatile: 4 bedrooms, large common sitting/reading area - an excellent second office? Studio perfect for visiting friends/family, comfortable/private w loft bedroom, full kitchen/bath, covered patio and area for fire pit. Amazing dual-workspace/garage ideal all-season space for creatives/makers - woodshop, print shop, exercise room, yoga/artist studio, tons of open space to create, abundant shelving/wall space for supplies/creations. Property stretches back to/beyond Green River - a delightful spot by the water for reading/meditation. Woods to one side, and at property rear, immense feeling of privacy. Row of pine trees/hosta provide elegant separation between house and road. Expansive rolling property boasts gorgeous spacious fenced-in gardens: fruit trees, blueberry/raspberry bushes, garden beds, tons of space for add. plantings.



Excellent rhubarb patch, perimeter gardens bloom all season. Formerly Harvey Hotel, Columbia Inn, tavern for 100+ years, once a major community gathering spot, polling site, weekly square dances! Home, studio, & garage gracefully set in lovely area of quintessentially beautiful historic Austerlitz homes. Nearby tiny 1-room post office on same dirt road leading to Steepletop (Edna St. Vincent Millay's home). Old Austerlitz Historical Society hosts a variety of events in town throughout the year, incl. Blueberry Festival, Winter Holiday Festival, antique sales. The property is super convenient to great local communities, close to Chatham Village, Great Barrington, West Stockbridge, Hillsdale and Hudson. Abundance of galleries, restaurants, movie theaters, bookstores, skiing, lodging, recreation, hiking, swimming, farmer's markets/local organic food co-ops/the best farmstands! Convenient commuting to NYC - quick jump to Taconic Parkway, Route 22, Albany Intl. Airport.

Built in 1770

Essential Information

MLS® #	149943
Price	\$695,000
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,892
Acres	2.90
Year Built	1770
Type	Residential
Sub-Type	Residential
Style	Colonial, Farm House, Federal
Status	Sold
MLS	cgndmls_sold

Community Information

Address	11640 Route 22
Area	Austerlitz
Subdivision	N/A
City	Austerlitz
County	Columbia
State	NY
Zip Code	12017

Amenities

Garages	Barn, Detached
View	Berkshire, Country, Parklike, Pastoral, River, Water, Wooded
Is Waterfront	Yes

Interior

Appliances	Clothes Dryer, Clothes Washer, Dishwasher, Stove, Other
Heating	Base Board, Forced, Radiator, Hot Air, Hot Water, Other
Has Basement	Yes
Basement	Dry, Partial, Unfinished
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Dining Room

Exterior

Exterior	Clapboard, Vinyl
Windows	Double Hung, Insulated, Low Energy, Thermopane
Roof	Asphalt, Shingle
Construction	Frame
Foundation	Poured Concrete, Stone

School Information

District	Chatham
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Additional Information

Date Listed	September 13th, 2023
Days on Market	6