

\$2,000,000 - 1175 Old Ford, New Paltz

MLS® #20230361

\$2,000,000

4 Bedroom, 4.00 Bathroom, 4,206 sqft
Residential on 51 Acres

N/A, New Paltz, NY

Privately sited amid 50+ private, lush acres, this significantly proportioned home, inspired by the American Arts-and-Crafts movement, was designed by seven-time AIA award-winning architect Matthew Bialecki, who is known as one of the area's preeminent visionaries. With sweeping views of the Shawangunk Ridge and Skytop Tower at the Mohonk Preserve through the home's walls of windows, there's a visual treat from just about every room in all seasons. The core of the home is the dramatic great room, with vaulted ceilings, tons of light, and a magnificent stone wood-burning fireplace. The adjacent kitchen is impressive in its scale, with custom wood cabinetry, a full array of premium appliances, and plenty of room for multiple cooks. The primary bedroom suite includes a luxe bathroom, generous walk-in closets and a bonus room, which can be utilized as a home office, nursery, or additional bedroom. There's a 24' x 24' game room on this level, which easily lends itself to use as a home theatre or reversion to a 2-car garage. A mudroom and another full bathroom complete this level of the home. A second spacious bedroom suite, with direct access to the outdoors, is joined by two additional bedrooms and the fourth full bathroom on the home's lower level; these rooms enjoy their own sitting/play area, ensuring plenty of separate living space for family, friends and guests. The attention to quality and detail are evident throughout, with richly hued polished concrete



floors, custom lighting and fine millwork. From an efficiency perspective, the solar array offers huge savings in conjunction with radiant heat and numerous gas-fired stoves throughout the home. Out of doors, there's a screened porch and deck which wrap around two sides of the home, a fire pit, bocce court, zip line, creek and plenty of woods to explore. Five of the acres sit across the road on the banks of the Walkill River, and the property's conservation easement allows for this parcel to be subdivided off and sold or developed. The large fields on the property are currently managed by a local organic farmer, and the associated agricultural exemption accrues to the property owners, though this arrangement need not stay in place for those who might want to use the property differently.

There's rail trail access just up the road, where one can run, walk, bike or snowshoe for miles. This property is also conveniently close to Minnewaska State Park, the quaint villages of New Paltz, Rosendale, High Falls and Stone Ridge, as well as many local wineries, farm stands, shops and restaurants.

Built in 2008

Essential Information

MLS® #	20230361
Price	\$2,000,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	4,206
Acres	51.30
Year Built	2008
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed

MLS ucbr_sold

Community Information

Address 1175 Old Ford
Area Gardiner
Subdivision N/A
City New Paltz
County Ulster
State NY
Zip Code 12561

Amenities

View Mountain(s)
Is Waterfront Yes
Waterfront Creek, River Access

Interior

Interior Features Beamed Ceilings, Breakfast Bar, Cathedral Ceiling(s), High Speed Internet, Kitchen Island, Pantry, Walk-In Closet(s), Other
Appliances Other, Water Heater, Washer, Trash Compactor, Refrigerator, Range Hood, Dryer, Double Oven, Disposal, Dishwasher, Built-In Range
Heating Propane, Radiant
Cooling Ductless
Has Basement Yes
Basement Finished, Full, Walk-Out Access
Fireplace Yes
Fireplaces Living Room, Stone

Exterior

Exterior Frame, HardiPlank Type, Stone
Lot Description Landscaped, Meadow, Private, Other, See Remarks
Roof Metal
Construction Frame, HardiPlank Type, Stone

School Information

District New Paltz Schools

Additional Information

Date Listed February 17th, 2023
Days on Market 516