

\$1,385,000 - 136 N Washington Street, Athens

MLS® #20232217

\$1,385,000

3 Bedroom, 3.00 Bathroom, 2,250 sqft
Residential on 27 Acres

N/A, Athens, NY

The Riverhus sits perched on a hill with commanding views over the Hudson, surrounded by a lush landscape of flowers, fruit trees, wild meadows with walking paths around the property, and a spring-fed pond. The house is situated just outside the charming village of Athens, up a long, winding driveway, and nestled in the middle of 27 acres, offering complete privacy. The house and surrounding outbuildings were imagined as a balance between sleek Scandinavian-inspired, open-concept style living, and a more traditional farmhouse aesthetic. The first floor of the main house has an open living, cooking, and dining space with 20-foot ceilings. The kitchen, designed by its first owner, a cookbook author, is equipped with high-quality appliances, custom cabinetry, and an impressive hearth cooking fireplace. This central space is flanked by two generously sized bedrooms on either end, both with full bathrooms and verdant views from every window. French doors lead to a large yet cozy family lounge with a wood-burning fireplace that opens to a deck built by local craftsmen, and the expansive fields beyond. The second floor has a third bedroom with an ensuite bathroom and a library/office. The lowest level has a media room, utility area and laundry room with a beautiful salvaged farmhouse sink, a perfect space for a home gym, and plenty of storage. The outbuildings comprise of a guest cottage with electricity and a barn/garage. Walking



distance to the quaint hamlet of Athens, The Riverhus is only minutes from the Stewart House, the Athens River Front Park, and the ferry to Hudson. Less than 15 minutes to Hudson and Amtrak and under two hours to New York City.

Built in 2006

Essential Information

MLS® #	20232217
Price	\$1,385,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,250
Acres	26.62
Year Built	2006
Type	Residential
Sub-Type	Single Family Residence
Style	Farmhouse
Status	Closed
MLS	ucbr_sold

Community Information

Address	136 N Washington Street
Area	Greene
Subdivision	N/A
City	Athens
County	Greene
State	NY
Zip Code	12015

Amenities

# of Garages	2
View	Meadow, River, Other
Is Waterfront	Yes

Interior

Interior Features	Eat-in Kitchen, High Ceilings, High Speed Internet, Vaulted Ceiling(s), Walk-In Closet(s), Other
Appliances	Other, Water Heater, Washer, Refrigerator, Range Hood, Range, Oven, Microwave, Exhaust Fan, Dryer, Dishwasher
Heating	Central, Propane
Cooling	Ceiling Fan(s), Central Air
Has Basement	Yes
Basement	Finished, Full
Fireplace	Yes
Fireplaces	Family Room, Kitchen, Masonry, Wood Burning

Exterior

Exterior	Clapboard, Frame
Lot Description	Gentle Sloping, Landscaped, Meadow, Private, Secluded
Roof	Asphalt, Metal, Shingle
Construction	Clapboard, Frame

School Information

District	Coxsackie - Athens Central School Distrist
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Additional Information

Date Listed	August 3rd, 2023
Days on Market	332
Zoning	03