

\$227,000 - 180 Bruceville Road, High Falls

MLS® #20232829

\$227,000

1 Bedroom, 1.00 Bathroom, 756 sqft
Residential on 0 Acres

N/A, High Falls, NY

Comfy, cozy, quiet, quintessential, country cottage! An inviting High Falls haven tucked away on peaceful Bruceville Rd. is eagerly waiting for a new owner to infuse it with fresh life. When you walk into this bright little pied-a-terre, you'll be amazed at how spacious 756 square feet can feel! The rooms within are large & open, with an entry room that could be anything from den or office space to playroom, a sizable living room leading to a big eat-in country kitchen with lots of cabinets, good counter space, and sliding glass doors opening to a delightful balcony/deck overlooking the slope down to the road. The bedroom & full bath are on either side of a hall space off the kitchen which gives them a feeling of separation from the living area. Important aspects to the practicality of the space despite its size, include reasonable closet space (huge linen closet in the bathroom), & a nearly full basement where mechanicals & washer & dryer are located. Set against a wooded back-drop, with only the creek & more woods across the road, the sense of privacy without isolation here is delicious, yet the property's convenience to the village with Ollie's restaurant at the intersection of Bruceville & Main St., directly across Mohonk Rd & the route up Mohonk mountain to the hotel, the preserve, the trails of Minnewaska...so close to all the wonderful outdoor activities, & fascinating cultural events Ulster County & the Mid-Hudson Valley have to offer.



Built in 1954

Essential Information

MLS® #	20232829
Price	\$227,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	756
Acres	0.24
Year Built	1954
Type	Residential
Sub-Type	Single Family Residence
Style	Cottage
Status	Closed
MLS	ucbr_sold

Community Information

Address	180 Bruceville Road
Area	Rosendale
Subdivision	N/A
City	High Falls
County	Ulster
State	NY
Zip Code	12440

Amenities

Parking	Driveway, Shared Driveway
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Interior

Interior Features	Eat-in Kitchen, High Speed Internet
Appliances	Washer, Refrigerator, Range, Dryer
Heating	Forced Air, Propane
Has Basement	Yes
Basement	Partial

Exterior

Exterior	Frame, Other
Exterior Features	Balcony

Lot Description	Gentle Sloping, Private, Wooded
Roof	Asphalt, Shingle
Construction	Frame, Other

School Information

District	Rondout Valley Schools
Elementary	Marbletown K-3

Additional Information

Date Listed	September 27th, 2023
Days on Market	295
Zoning	R-1