

# \$549,000 - 190 Breezy Hill Road, Kingston

MLS® #20232895

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## \$549,000

3 Bedroom, 2.00 Bathroom, 1,621 sqft  
Residential on 0 Acres

N/A, Kingston, NY

It's getting harder to find a classic farmhouse here in the Hudson Valley, and to come across one that's been intelligently renovated and updated without losing its vintage charm has become quite the chore. Well, the owners of this 19th century gem have done all of the heavy lifting and are ready to pass along their beloved home, which happens to be just steps from the Walkill Valley Rail Trail, to its next caretaker. The grounds are breathtaking, with sensitive landscaping that takes full advantage of the sloping hillside and stonework that enhances the romance of it all. The covered wrap-around porch and stone patio offer multiple options for outdoor entertaining and lazing. Original wideboard floors run throughout the home, a constant reminder of the home's storied past. The spacious country kitchen is a cook's dream, with a Wolf range and soapstone countertops, and the adjacent dining space is plenty big for a raucous dinner party. The skylit living room, with vaulted ceilings, is light and bright and the gas stove will add that bit of extra cozy warmth come winter. A den/office, which easily serves as a fourth bedroom, and a full bathroom complete the first level. Three comfortable bedrooms and a second full bathroom make up the home's second level, offering space for family, friends and guests. The barn/garage offers so many possibilities, be it a studio, office, gym, or space to store all of that extra stuff. This magical property is located just outside the



funky village of Rosendale and near to High Falls, Stone Ridge, Kingston, New Paltz, Mohonk and Minnewaska.

Built in 1885

### Essential Information

MLS® #	20232895
Price	\$549,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,621
Acres	0.37
Year Built	1885
Type	Residential
Sub-Type	Single Family Residence
Style	Farmhouse
Status	Closed
MLS	ucbr_sold

### Community Information

Address	190 Breezy Hill Road
Area	Rosendale
Subdivision	N/A
City	Kingston
County	Ulster
State	NY
Zip Code	12401

### Amenities

# of Garages	2
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### Interior

Interior Features	High Speed Internet, Vaulted Ceiling(s)
Appliances	Water Softener, Water Purifier, Water Heater, Washer, Refrigerator, Range Hood, Range, Electric Water Heater, Dryer, Dishwasher
Heating	Forced Air, Propane
Cooling	Ductless

Has Basement	Yes
Basement	Partial, Unfinished

### **Exterior**

Exterior	Clapboard, Frame
Lot Description	Landscaped
Roof	Asphalt, Shingle
Construction	Clapboard, Frame

### **School Information**

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

Date Listed	October 4th, 2023
Days on Market	288