

# \$227,000 - 254 Continental Road, Napanoch

MLS® #20230394

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## \$227,000

3 Bedroom, 1.00 Bathroom, 913 sqft  
Residential on 0 Acres

N/A, Napanoch, NY

Are you looking for a completely turnkey home that's not only adorable, but also affordable? Then look no further. 254 Continental Road is just an hour and a half drive from the George Washington Bridge – yet only minutes to local shopping and the nearby villages of Napanoch, Kerhonkson, Ellenville, Gardiner, and New Paltz. The current owners have made many thoughtful improvements in the past few years, such as completely fencing & landscaping the backyard, refreshing the kitchen and bathroom, adding new gutters, replacing doors, and many more essential updates. The large open living space allows for easy entertaining and improved flow between the bright country kitchen and the living room. The first bedroom is conveniently located next to the full bathroom. Although public records note three bedrooms, the second first-floor bedroom is currently used as the dining room and the third bedroom is located upstairs. The tidy and dry full, unfinished basement houses the washer and dryer and has plenty of room for storage. In the private backyard, you'll admire the arborvitaes as they slowly mature, and enjoy the apple + peach trees, and blueberry bushes in the warmer months. Have you dreamt of owning chickens? If so, then you'll have an abundance of eggs to share with friends and neighbors, as the chicken coop is included in the sale. Relax and unwind by the campfire on those summer nights with friends and loved ones. The



low-maintenance blacktop driveway and the addition of evergreens and black raspberry bushes each contribute to the home's charming curb appeal. The property is serviced by municipal water. Enjoy all the year-round activities this wonderful region offers from world-class hiking at nearby Minnewaska State Preserve and Peekamoose Mountain to local wineries, breweries, top restaurants and more. PLEASE NOTE: This sale is contingent upon the sellers finding suitable housing and will require some coordination with the buyers. The sellers upgraded the septic leach field.

Built in 1930

### Essential Information

MLS® #	20230394
Price	\$227,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	913
Acres	0.49
Year Built	1930
Type	Residential
Sub-Type	Single Family Residence
Style	Bungalow
Status	Closed
MLS	ucbr_sold

### Community Information

Address	254 Continental Road
Area	Wawarsing
Subdivision	N/A
City	Napanoch
County	Ulster
State	NY
Zip Code	12458

## **Amenities**

Parking	Driveway
View	Other

## **Interior**

Interior Features	High Speed Internet, Kitchen Island
Appliances	Water Heater, Washer, Refrigerator, Range, Electric Water Heater, Dryer
Heating	Forced Air, Oil
Cooling	Wall Unit(s)
Has Basement	Yes
Basement	Concrete, Full, Unfinished

## **Exterior**

Exterior	Frame, Vinyl Siding
Lot Description	Gentle Sloping
Roof	Asphalt, Shingle
Construction	Frame, Vinyl Siding

## **School Information**

District	Ellenville Central
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## **Additional Information**

Date Listed	February 22nd, 2023
Days on Market	511
Zoning	R1