

# \$649,000 - 177 Band Camp, Saugerties

MLS® #20240583

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## \$649,000

3 Bedroom, 2.00 Bathroom, 2,148 sqft  
Residential on 1 Acres

N/A, Saugerties, NY

Nestled along a serene creek in Saugerties, New York, minutes away from the famed Woodstock, discover a charming Storybook-style cottage that exudes warmth and character. This picturesque property offers a tranquil retreat with breathtaking views of lush fields and majestic mountains. As you meander down the quiet country road, you'll be greeted by the home's enchanting arched front door. With three bedrooms, two bathrooms, and two bonus rooms spread across 2150 square feet of living space, there's ample room for relaxation and gatherings with loved ones. Step inside, where the ambiance of yesteryear meets modern comfort. Original wood flooring guides you through the inviting interiors, while new windows flood the space with natural light and frame picturesque seasonal creek views. The heart of the home is the recently updated kitchen, amidst quartz countertops, custom cabinets, and new appliances. A walk-in pantry ensures ample storage space for all your culinary treasures. Retreat to one of two cozy living areas, a Lopi wood-burning stove that fills the room with warmth and charm. This spacious home has flexibility with extra rooms for hobbies and play, an office, studio space, or a dedicated laundry room. Every space has been updated with form and function in mind. The newly renovated second-floor extension features three bedrooms and a gorgeous, large bathroom, finished to an exacting standard, including a freestanding soaker tub, skylights, and motorized window shades.



There is a walkout basement with the potential to be finished, currently being used as a workshop and for storage. Venture outside to discover your 1.4-acre private oasis. A sprawling deck overlooks the tranquil creek, offering the perfect spot to savor and soak in the natural beauty. The flat, usable yard offers endless possibilities, from the cedar playset to the bountiful garden for produce and flowers to the dining pergola, it is a delight. Mechanical improvements abound, ensuring peace of mind for years to come. A house-vented air conditioning and forced air system keep you comfortable year-round, while a whole-house generator provides backup power during unexpected outages. A recently updated roof, french drain, and sump pump system offer added protection against the elements. With meticulous attention to detail and a commitment to quality, this home is truly a gem close to exciting towns, nature, and amenities. At this captivating Saugerties charmer, you can experience the magic of upstate living with all the comforts of modern luxury.

Built in 1948

**Essential Information**

MLS® #	20240583
Price	\$649,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,148
Acres	1.44
Year Built	1948
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary, Cottage
Status	Closed

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### Community Information

Address 177 Band Camp  
Area Saugerties-Town  
Subdivision N/A  
City Saugerties  
County Ulster  
State NY  
Zip Code 12477

### Amenities

View Creek/Stream, Mountain(s)  
Is Waterfront Yes  
Waterfront Creek

### Interior

Interior Features Breakfast Bar, Kitchen Island, Vaulted Ceiling(s), Other  
Appliances Washer, Oven, Microwave, Dryer, Dishwasher  
Has Basement Yes  
Basement Full, Walk-Out Access  
Fireplace Yes  
Fireplaces Family Room, Free Standing

### Exterior

Exterior Clapboard, Frame  
Lot Description Landscaped, Level, Meadow, Private  
Roof Asphalt, Shingle  
Construction Clapboard, Frame

### School Information

District Saugerties Central Schools

### Additional Information

Date Listed March 13th, 2024  
Days on Market 70  
Zoning 02