

\$799,000 - 32 Mill Dam, Stone Ridge

MLS® #20233349

\$799,000

4 Bedroom, 2.00 Bathroom, 2,340 sqft
Residential on 4 Acres

N/A, Stone Ridge, NY

Private country setting, smart design and energy stewardship coalesce here. With four bedroom, two baths on 3.8+ acres with fabulous inground pool you'll never want to leave. Thoughtfully constructed and ultra energy efficient with R values far beyond the minimum requirements (R value of 64.62 for the roof alone). Facing nearly due south to take maximum advantage of solar passive heating, you'll love that this home has NO furnace and doesn't need one. Ductless mini splits and radiant panels do an excellent job at keeping things comfortable. There is a centrally located woodstove that can also heat the entire home. Open concept kitchen with solid oak cabinets and island enjoys views to the front yard with access to solarium from all bedrooms. This is a comfortable yet compact design with an open great room, solarium with hot tub, three bedrooms and two full baths, plus, a fourth loft bedroom/studio that serves as a perfect guest space or studio space with full sink and views to the gardens and...Oh yes! Did we mention that there's an **INGROUND POOL?** You will love that there is ample storage throughout this home. The nearly full basement and an attached oversized two car garage speaks to the care that is evident in the construction and practicality here. Solar panels are owned and reduce electric bills significantly. You'll also be pleased to be able to grow your own food in the fenced raised bed garden. There is an irrigation system to the fenced blueberry



enclosure at the north end. An ongoing pollinator meadow project welcomes native flora and fauna alike.

Built in 1984

Essential Information

MLS® #	20233349
Price	\$799,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,340
Acres	3.81
Year Built	1984
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
MLS	ucbr_sold

Community Information

Address	32 Mill Dam
Area	Marbletown
Subdivision	N/A
City	Stone Ridge
County	Ulster
State	NY
Zip Code	12484

Amenities

Parking	Driveway
# of Garages	2
View	Meadow, Other
Has Pool	Yes
Pool	In Ground

Interior

Interior Features	3 Seasons Room, Beamed Ceilings, High Speed Internet, Kitchen
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	Island, Other
Appliances	Water Softener, Water Heater, Washer, Solar Hot Water, Refrigerator, Oven, Exhaust Fan, Electric Water Heater, Dryer, Dishwasher
Heating	Ductless, Electric, Radiant, Solar, Wood
Cooling	Ductless, Heat Pump
Has Basement	Yes
Basement	Concrete, Exterior Entry, Full, Interior Entry, Walk-Out Access

Exterior

Exterior	Frame, ICFs (Insulated Concrete Forms)
Lot Description	Garden, Gentle Sloping, Landscaped, Level, Meadow
Roof	Asphalt, Shingle
Construction	Frame, ICFs (Insulated Concrete Forms)

School Information

District	Rondout Valley Schools
Elementary	Marbletown K-3

Additional Information

Date Listed	November 17th, 2023
Days on Market	180
Zoning	RES 1