

\$349,900 - 36 Rodney Street, Kingston

MLS® #20232963

\$349,900

2 Bedroom, 2.00 Bathroom, 936 sqft
Residential on 1 Acres

N/A, Kingston, NY

Welcome to your very own private creekside oasis! Built in 1880, the 2-story traditional-style home was fully and lovingly restored between 2018 and 2019. Inside, you'll find the perfect mix of rustic Hudson Valley charm and contemporary elegance. Only a five minutes by car to Kingston's bustling Rondout District, the marina, and Midtown. Right across the road is 6 acres of preserved forest owned by the Kingston Land Trust—currently being developed for hiking trails and other public amenities. In short, a perfect location for boaters, hikers, and lovers of nightlife. These peaceful environs have an excellent proximity to shopping, dining and recreation points of all kinds. The first floor consists of a charmingly-appointed and spacious modern kitchen with custom cabinetry, copper and butcher block countertops, a deep farmhouse-style sink, and six-burner gas range. Call your friends through the Victorian speaking tube (really!) in the mornings to beckon them to breakfast. Reclaimed heart pine floorboards sourced and milled locally by Excelsior Lumber, cover the downstairs combined living and dining room, as well as the kitchen. The Morso woodstove may look petite, but will keep you especially cozy in the Winter, putting out a toasty 18,000 BTUs (5000kw/hr) of heat. The house is also heated and cooled by propane fueled "slim duct" HVAC system. In the spring and summertime, while away your afternoons on the screened-in porch, accessible through the big four-panel



sliding door that, when open, nearly doubles the size of the living room. Inspired by the surrounding Hudson Valley environment, the downstairs bathroom features bluestone accents sourced directly from the yard as well bluestone tile floors that will keep your feet toasty with fully radiant heating. All bluestone blocks featured in the home were quarried from the property itself! Ascending the original staircase to the second floor to find another finely-appointed bathroom with a decadent slipper-style clawfoot tub. Transport back in time as you walk the original old-growth pine flooring. Bask in the afternoon sun in either of the two bedrooms. Venturing outside, we find a spacious yardâ€™including a firepit in the currently undeveloped lotâ€™and garden full of caringly-planted indigenous flora to support our beloved and important pollinators. Sit by your own private piece of the Twaalfskill Creek and let the sound soothe you after a long day. Or lay under the shade of a Magnolia tree (which blooms stupendously every spring) and watch as the wind dances through the bottlebrush grass and Joe-Pye weed. 3 parcels are included in the sale totaling 0.6 acres: 36 Rodney st (parcel with the house) SBL 56.49-4-12 42 Rodney st SBL 56.49-4-11.100 53 Wilbur ave SBL 56.49-4-13

Built in 1880

Essential Information

MLS® #	20232963
Price	\$349,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	936
Acres	0.60
Year Built	1880
Type	Residential

Sub-Type	Single Family Residence
Style	Contemporary, Farmhouse
Status	Closed
MLS	ucbr_sold

Community Information

Address	36 Rodney Street
Area	Kingston,City
Subdivision	N/A
City	Kingston
County	Ulster
State	NY
Zip Code	12401

Amenities

View	Creek/Stream, River
Is Waterfront	Yes
Waterfront	River Access, Stream, Other

Interior

Interior Features	Eat-in Kitchen, High Speed Internet
Appliances	Other, Water Heater, Washer, Refrigerator, Range, Microwave, Instant Hot Water, Exhaust Fan, Dryer, Dishwasher
Heating	Forced Air, Heat Pump, Propane, Radiant, Radiant Floor, Wood, Other, See Remarks
Cooling	Central Air, Heat Pump, Other
Has Basement	Yes
Basement	Crawl Space

Exterior

Exterior	Aluminum Siding, Frame, Vinyl Siding
Lot Description	City Lot, Gentle Sloping, Rock Outcropping, Secluded, Other, See Remarks
Roof	Asphalt, Shingle
Construction	Aluminum Siding, Frame, Vinyl Siding

School Information

District	Kingston Consolidated
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Additional Information

Date Listed	October 9th, 2023
Days on Market	214