

\$2,250,000 - 309 E Ancram Road, Ancram

MLS® #378554

\$2,250,000

5 Bedroom, 5.50 Bathroom, 7,500 sqft
Residential Detached on 21 Acres

NONE, Ancram, New York

Set up on a hill with astounding countryside vistas in every direction, this turnkey Contemporary Farmhouse is laid-back perfection. Combining reclaimed and recycled details with high-end fixtures and luxury appointments, it creates an incomparable retreat for sophisticated country living and entertaining. The well proportioned heart of the house kitchen with antique Spanish encaustic tile floors, beam ceiling with architectural lighting, top-of-the-line appliances, and large breakfast area has a wall of retractable glass bringing in the distant vistas. The sun-filled family room/dining room with stenciled hardwood floors, raised hearth brick fireplace, and an adjacent butler's kitchen opens to a screened porch and summer dining pavilion, and all take in the breathtaking distant views. The Great Room with soaring ceiling, centered fireplace and adjacent sitting room are for peaceful retreats or inviting entertaining. The second floor features a master suite with incredible spa-bath and sleeping porch; and adjacent sitting room/office with cathedral ceiling and fireplace; and a closet laundry. A second floor guest apartment has its own staircase and offers an additional two bedrooms, a private balcony and a spacious bath. The lower level has a large recreation room, playroom with full bath, second laundry room and a large storage room. The detached two-bay heated garage has a second floor artist's studio with summer kitchen, bedroom and full bath. Outside, an oversize pool with



corner terrace, changing room, outdoor shower and vine-draped pergola; and slate terrace with raised hearth stone fireplace.

Built in 2006

Essential Information

MLS® #	378554
Price	\$2,250,000
Bedrooms	5
Bathrooms	5.50
Full Baths	5
Half Baths	1
Square Footage	7,500
Acres	21.34
Year Built	2006
Type	Residential Detached
Sub-Type	Single Family Detached
Style	Contemporary, Farmhouse
Status	EXTENDED

Community Information

Address	309 E Ancram Road
Area	COLUMBIA COUNTY
Subdivision	NONE
City	Ancram
County	Columbia County
State	New York
Zip Code	12502

Amenities

Amenities	Library, Medical Facility, Shopping/Mall
Features	Guest House
Parking	Detached, 2 Cars
View	Mountain, Panoramic
Waterfront	None
Has Pool	Yes
Pool	In-Ground Pool

Interior

Interior	Wood, Ceramic Tile
Interior Features	9+ Foot Ceilings, French Doors, Master Bath, Vaulted Ceilings, Wet Bar, Walk-In Closets, Gas Stove Connection, Washer Connection
Appliances	Dishwasher, Dryer, Range, Refrigerator, Washer, Water Softener
Heating	Forced Air, Central Heat, Propane, Radiant, Radiators
Cooling	Central Air, Zoned
Fireplace	Yes
# of Fireplaces	5
# of Stories	2

Exterior

Exterior	Wood
Exterior Features	Landscaped, Outside Lighting, In-Ground Pool, Patio, Screened Porch, Storm Windows
Lot Description	Privacy, Sloping, Views, Wooded, Level
Roof	Metal
Construction	Frame
Foundation	Concrete

School Information

District	Pine Plains Central (COL)
Elementary	Seymour Smith Elem (COL)
Middle	Seymour Smith Elem (COL)
High	Stissing Mountain HS (COL)

Listing Details

Listing Office	HOULIHAN LAWRENCE INC. ML
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