



**78 Diamond Court**  
**Saugerties, NY 12477**  
**For Sale: \$1,100,000**

Type:	Single Family
MLS#:	20211077
Square Footage:	0
Year Built:	2021

A true diamond in the rough! New Construction 3 bed 3 bath home in the foothills of upstate New York's Catskill Mountains. Surrounded by 100-foot tall pines, mature oaks, and centuries old stonewalls, this 2,687 square foot home with an attached 650 square foot garage is situated on 3.4 acres in a boutique four-lot subdivision off of a beautiful, private country road in Ulster County. This new take on the classic A frame design will be your very own oasis in the forest. This contemporary A frame style home has luxury finishes and a clean, modern aesthetic. Features include custom kitchen cabinetry, Stuv fireplace set in a dramatic 24 foot tall open plan living room, Paneled kitchen appliances, highly efficient radiant floor heating, central AC, and Toto Neorest tub and toilet in the principle bathroom. The exterior and deck are clad in Accoya siding; a sustainably grown pine from New Zealand that is treated through a molecular process to increase the lifespan and durability of the wood to upwards of 70 years. The home is powered by a Tesla solar system with Powerwall battery backup, ensuring clean energy power, no matter the season or weather. The second floor of the A frame portion of the home is 360 square feet with a private balcony, large enough for the third bedroom plus an office. Optional A 28x16' pool to sit right outside the living room, providing the perfect focal point for entertaining. Located 100 miles to NYC, 5 minutes from I-87, minutes to Saugerties and Woodstock, 10 minutes to Hunter Mountain for skiing; this property has convenience and access while being a private, peaceful modern sanctuary. This is the second home to be offered at Diamond Court, the first is currently under construction. Property is UCDOH in ground septic approved. Accoya siding - <https://deltamillworks.com/our-products/exterior-cladding/> Toto Neorest products - <https://www.totousa.com/products/neorest>

### Listing Details

Asking Price: \$1,100,000	Status: Expired	Type: Single Family
MLS ID: 20211077	Last Update: 7/13/2024	Added: 1,532 Day(s) Ago

### Property Details

Address: 78 Diamond Court	City: Saugerties	State: NY
Zip: 12477	County: Ulster	Total Bedrooms: 3
Total Bathrooms: 3 full	Total Rooms: 15	Home Style: A-Frame
Basement: None	Siding: Frame	Year Built: 2021

### Location Details

Lot Size: 3.4 Acres	Lot Description: Level, Private, Wooded	Driveway: Garage Door Opener
Water Front: No	Water Access: No	

### School Details

School District: Saugerties	Elementary School: Grant Morse
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### Heating, Cooling, & Utility Details

Heat Type: Electric	Water Type: Well	Sewer Type: Septic Tank
Air Conditioning: Central Air		

### Broker Details