



**6 Old Mill**

**New Paltz, NY 12561**

**For Sale: \$599,999**

Type:	Single Family
MLS#:	20222787
Square Footage:	0
Taxes:	\$6,240
Year Built:	2022

A Brand New ENERGY STAR (energy efficient!) rated home in a quiet, charming established neighborhood in New Paltz. Village style living with no village tax! Walk to shopping mall, movie theater, restaurants, bus station, library, medical center, health club, SUNY New Paltz. The main level of this modern, open, contemporary twist on a classic style home features a bright, open kitchen, living and dining area made for entertaining around a fireplace. There is an oversized owners' suite with two closets and a full bathroom. Two additional spacious bedrooms share the second full bathroom. The ground level has a roomy recreation room with plenty of windows and sliding glass door to a private patio, an office (or den), a full bathroom, a laundry room, and mud room from the garage. The ground level lends itself to many creative uses, such as home office, private guest suite, or studio space. "From the moment you walk in the door of a new ENERGY STAR certified new home, you'll see, feel, and hear the difference. You'll find that air leaks and drafts are diminished, humidity levels are controlled, and even outside noise is reduced". (These statements are from the Energy Star Brochures). See 2 attached PDF files "A Buyers Guide to Energy Efficient Homes" and "Your Energy Star Certified New Home" to read about the added value owning this new home. Other amenities in this home include tile floors and tile surrounds in all bathrooms, engineered oak floors on main level, 9-foot ceilings up and down, propane fireplace in open living room, solid pine interior doors, shaker style kitchen cabinets, kitchen island, solid surface kitchen and bathroom countertops, Anderson windows, back deck off upstairs sliders, recessed lighting, gravel patio off lower-level sliders, and more. Generous appliance allowance includes \$10,000 towards stove, refrigerator, dishwasher, microwave. Additional \$2500 towards washer and dryer. There will be light landscaping. This builders' work can be seen at MLS 20222038. ENERGY STAR certified new homes include features like: (the following statements are taken from attached Energy Star Brochure): " • A complete Thermal Enclosure System with comprehensive air sealing, quality-installed insulation, and high-performance windows, to deliver improved comfort and lower utility bills. • A high-efficiency Heating, Ventilating, and Cooling System that is designed and installed for optimal performance. • A comprehensive Water Management System to protect roofs, walls, and foundations from moisture damage. • Energy-Efficient Lighting and Appliances to help keep utility bills low, while providing high-quality performance and longevity. You don't need to understand all the details of the building science and energy-efficient features that went into the construction of your ENERGY STAR certified new home. But once you move in, you'll be glad your builder did. Enduring quality. Better systems make all the difference!" See attached files for floor plans and survey. Kitchen floor plans are a projected plan and are subject to change. See agent remarks for showing instructions. Main level is propane forced air heat and air conditioning. Ground level is mini-split system heat and air conditioning. Listing Broker has financial interest in this property. Listing Broker has financial interest in property. Wendie Reid (NYS Licensed Real Estate Broker) has financial interest in this property.

**Listing Details**

Asking Price: \$599,999	Taxes: \$6,240	Status: Sold
Type: Single Family	MLS ID: 20222787	Last Update: 7/14/2024
Added: 1,316 Day(s) Ago		

**Property Details**

Address: 6 Old Mill	City: New Paltz	State: NY
Zip: 12561	County: Ulster	Total Bedrooms: 3
Total Bathrooms: 3 full	Total Rooms: 8	Home Style: Contemporary
Basement: Finished	Siding: Frame	Year Built: 2022

**Location Details**