



**85 Jansen Road**  
**New Paltz, NY 12561**  
**For Sale: \$695,000**

Type:	Single Family
MLS#:	20250288
Square Footage:	0
Taxes:	\$6,580
Year Built:	2025

Move in ready new construction in New Paltz! This modern bi-level home is conveniently located under 5 minutes to the NYS thruway, the NYC commuter bus, SUNY New Paltz, grocery stores, movies, restaurants and medical care. No need to fight traffic through New Paltz to make your way to town! The house is set way back off the road and has a beautiful wooded surround. A chef's dream kitchen is open to the great room, where dining and the main living space take full advantage of the cozy fireplace. The kitchen features an abundance of cabinets and countertops, an island with breakfast bar, a pantry, a matching stainless steel appliance suite (including an induction range). A split design has the owner's bedroom suite on the opposite side of the house from the two additional bedrooms. Bedrooms have overhead fans. The whole house is bathed in sunlight, creating a bright and cheerful ambience. Sliding glass doors off the great room lead to a deck overlooking the backyard and the woods. The two full bathrooms feature subway tile walls in the shower areas, and ceramic tile floors. The great room and the bedrooms are white oak flooring. As a New York State Energy Star New Homeowner, you will enjoy added comfort and energy savings due to the requirements needed to become Energy Star Certified. The lower level is about 800 SQF of unfinished (but insulated) square feet. It could become a large gathering area plus an office, den, or guest area. There is full overhead lighting, a pre-plumbed stubbed in full bathroom, a sliding glass door leading to a future patio area, and an electric sub- panel box. The builder can complete this area for approximately 40 thousand dollars (and up, depending on materials chosen). A future layout has already been prepared and is included in the attached docs with the house floor plans. That would make this home around 2500 SQF in total. The garage leads into a finished mud room with a double closet, and a finished laundry room off the mud room. The garage has a power socket (ready for adding a car charger), and an electric overhead garage door opener. East portion of property is in NYSDEC wetlands, see attached maps. Sale is contingent on subdivision approval, which is currently being reviewed at planning board. Owner is NYS Licensed Real estate broker and has a financial interest in this property. Wendie Reid is a NYS Licensed Real Estate Broker and has a financial interest in this property. Taxes and assessments reflect early stages of building and will be adjusted upon the assessor's final assessment.

**Listing Details**

Asking Price: \$695,000	Taxes: \$6,580	Status: Active
Type: Single Family	MLS ID: 20250288	Last Update: 3/19/2025
Added: 60 Day(s) Ago		

**Property Details**

Address: 85 Jansen Road	City: New Paltz	State: NY
Zip: 12561	County: Ulster	Total Bedrooms: 3
Total Bathrooms: 2 full	Total Rooms: 5	Fireplaces: 1
Home Style: Raised Ranch	Basement: Bath/Stubbed	Siding: Frame
Year Built: 2025		

**Location Details**

Lot Size: 4.44 Acres	Lot Description: Back Yard, Level, Near	Driveway: Heated Garage
Water Front: No	Water Access: No	

**School Details**

School District: New Paltz	Elementary School: Duane
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