



90 Sheehan Lane  
Saugerties, NY 12477  
For Sale: \$250,000

Type:	Single Family
MLS#:	20251107
Square Footage:	0
Taxes:	\$951
Year Built:	1871

**CHARMING 1875 ONE-ROOM SCHOOL HOUSE-A RARE OPPURTUNITY.** Step back into time with this enchanting one-room School house, brimming with historic charm. Currently used as a workshop, this unique property offers a rare chance to own a piece of local history. Bathed in natural light the open concept interior features soaring 12-foot ceilings and an abundance of windows that create a bright inspiring space. A second-floor loft adds versatility, perfect for a cozy private space or office. Set on a 1.6-acre peaceful corner lot, with pastoral and meadow views. The setting is idyllic as the structure itself. While the building does need renovations, its solid bones and timeless character offer endless potential. There is 200-amp underground electric service and a driven well on the property. Whether you're envisioning a serene retreat, a distinctive artist studio, or a charming weekend escape. This property is ready to be reimagined. Conveniently located just minutes from Woodstock, Kingston, and the Village of Saugerties. This spot blends quite country living with easy access to vibrant cultural hubs. Bring your vision and a little TLC this lovely old School House is ready for its next chapter

### Listing Details

Asking Price: \$250,000	Taxes: \$951	Status: Active
Type: Single Family	MLS ID: 20251107	Last Update: 8/15/2025
Added: 141 Day(s) Ago		

### Property Details

Address: 90 Sheehan Lane	City: Saugerties	State: NY
Zip: 12477	County: Ulster	Total Bathrooms: 0
Siding: Clapboard	Year Built: 1871	

### Location Details

Lot Size: 1.6 Acres	Lot Description: Agricultural, Corner Lot,	Driveway: Driveway
Water Front: No	Water Access: No	

### School Details

School District: Kingston

### Heating, Cooling, & Utility Details

Heat Type: Wood	Water Type: Well	Air Conditioning: Ceiling Fan(s)
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### Broker Details

Berardi Realty	Gregory Berardi
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