



**208 Grogkill Road**  
**Woodstock, NY 12498**  
**For Sale: \$1,325,000**

Type:	Single Family
MLS#:	20251975
Square Footage:	0
Taxes:	\$19,020
Year Built:	1986

**OPEN HOUSE! 7/5/2025 from 11:00 AM to 2:00 PM.** Come check out the amazing views! Perfectly positioned in the sought-after community of Grog Kill, this mountain retreat, midway between Woodstock and Phoenicia, offers complete privacy and sweeping Catskill Mountain views. Set on 9.5 acres, the home features 33 thoughtfully placed windows and doors that bathe the interior in natural light and create a seamless connection between the indoor living space and the natural beauty that surrounds it. The main floor is anchored by double-height ceilings and a wood-burning fireplace, offering a warm, open atmosphere perfect for both quiet nights and lively gatherings. The open-concept layout connects the living room to an updated kitchen and charming sunroom/dining area that overlooks the pool and exquisite mountain vistas. A bedroom and full bath complete this level, and an expansive deck runs along the entire "view side" of the home. Upstairs a large primary suite with private balcony offers the creme de la creme of views-ideal for watching eagles soar and enjoying a moment of peace above the tree-tops. A flexible space adjacent to the primary could be easily used as a home office, meditation space, dressing room, or nursery. The walk-out lower level features a third bedroom, a full bathroom, and large rec room that open directly to a show-stopping salt water gunnite pool with waterfall, hot tub, mood lighting, and bluestone surround, perfect for entertaining and relaxing alike. Nestled in the mountainside, the land itself is a dream for nature lovers and gardeners. The lot includes a tiny orchard, vegetable garden area, beautiful woods, and a field with potential to build a private guest house, artist's studio, or retreat cabin. Enjoy total privacy at home yet plenty of vibrant energy in the area and surrounding towns. The Grog Kill community features a private swimming pond that is great for quiet afternoons, exploration, and picnicking, and is located just 10-15 minutes from great restaurants, the Emerson Resort and Spa, Woodstock's boutique shops and spas, art galleries, farm stands, live music venues, and the iconic Phoenicia Diner. For outdoor enthusiasts there is quick access to the Ashokan Reservoir and Rail Trail as well as hiking, biking, kayaking, and 3 nearby ski areas. Whether you're seeking recreation or relaxation, this is the perfect spot to enjoy all the beauty and opportunities of the Hudson Valley and Catskill Mountains. Property has 3 separate parcels with separate SBL's of 3+ acres each for a total of 9.6.

## Listing Details

Asking Price: \$1,325,000	Taxes: \$19,020	Status: Active
Type: Single Family	MLS ID: 20251975	Last Update: 6/28/2025
Added: 27 Day(s) Ago		

## Property Details

Address: 208 Grogkill Road	City: Woodstock	State: NY
Zip: 12498	County: Ulster	Total Bedrooms: 3
Total Bathrooms: 3 full	Fireplaces: 1	Home Style: Contemporary
Basement: Finished	Siding: Wood Siding	Year Built: 1986

## Location Details

Lot Size: 9.63 Acres	Lot Description: Cul-De-Sac, Garden,	Driveway: Carport
Water Front: No	Water Access: No	

## Heating, Cooling, & Utility Details

Heat Type: Baseboard	Water Type: Well	Sewer Type: Septic Tank
Air Conditioning: Ductless		