



68 Garfield Road
Phoenicia, NY 12464
For Sale: \$679,000

Type:	Single Family
MLS#:	20253063
Square Footage:	0
Taxes:	\$5,003
Year Built:	1994

WOODLAND VALLEY-PHOENICIA PEACEFUL COUNTRY SETTING This is PERFECT full-time or weekend home, with mountain views. Windows in all directions provide continuous daylight with great views. Only a very short drive from Main Street, Phoenicia. It's a 1.13 Acre property that's high up with extensive underground drainage systems. It goes across Herdman Road and down a slope to the Esopus with a viewing platform at the top. The house has 1440SF and a 960SF lower level, 3 BRs (4th BR option), 2 Full BAs, open floor plan (kitchen, dining, sitting area), formal dining room, 3 decks and a 3 Car Garage with full length loft. The house is fully insulated with 2x6 walls and solid foam insulation under the siding. Other amenities include a whole house propane generator with 500 gallon homeowner tank, full house ductless air conditioning/heating system and semi-finished high ceiling lower level. Outside there is a huge lawn recreation area, stainless barbeque, fire pit, exterior security video system and gravel paved driveway/rear yard and RV driveway. Located only minutes from the Belleayre Ski Resort and not far from other great Catskills towns like Hunter, Woodstock, Margaretville & more. Make it your own.

Listing Details

Asking Price: \$679,000	Taxes: \$5,003	Status: Active
Type: Single Family	MLS ID: 20253063	Last Update: 4/24/2026
Added: 335 Day(s) Ago		

Property Details

Address: 68 Garfield Road	City: Phoenicia	State: NY
Zip: 12464	County: Ulster	Total Bedrooms: 3
Total Bathrooms: 2 full	Total Rooms: 9	Home Style: Cape Cod
Siding: Block	Year Built: 1994	

Location Details

Lot Size: 1.13 Acres	Lot Description: Gentle Sloping, Views	Driveway: Gravel
Water Front: No	Water Access: No	

School Details

School District: Onteora

Heating, Cooling, & Utility Details

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

Broker Details

Ruth Gale Realty	Alfred Peavy
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