



108 Latham Circle Saugerties, NY 12477 For Sale: \$1,199,000

Type: Single Family MLS#: 20253601

Square Footage: 0

Taxes: \$12,969 Year Built: 1917

OPEN HOUSE SUNDAY, 10/26 12 TO 2PM WELCOME TO THE LATHAM HOUSE This Timeless Circa 1917 Arts and Crafts home, with a newly built 550 sq ft Accessory Studio and carport, is nestled between the Hudson River and Overlook Mountain with magnificent views of both, blending historic charm with thoughtfully curated modern updates in the Village of Saugerties. Situated atop a knoll, this unique 3⁄4-acre lot is burgeoning with multiple berry bushes and trees, along with flowers, vegetable and herb gardens. A stunning 550 sq ft renovated standalone Studio Building—complete with high ceilings, pine flooring, an oversized custom glass entry door and large windows, a large stainless sink with on demand hot water, a full bath including a Japanese-inspired soaking tub and an attached carport—offers endless potential as an artist's studio, private home office, or hangout with family and friends. The new bluestone patio, adjacent to the studio and new carport with an electric car hook up, creates a private courtyard feel. There is also additional parking at the top of the driveway next to the side entrance. This 2,545 sq ft hilltop residence features 3 oversized bedrooms, 2.5 baths, and is filled with original handcrafted moldings, built-ins, stained glass windows, wood floors, and three wood-burning fireplaces. A large wraparound porch offers the perfect perch to take in the river views, spectacular sunrises/sunsets, and enjoy the nighttime stars inviting peaceful outdoor living. Inside, the home offers a flexible layout highlighted by a first-floor primary suite with a custom walk-in closet and luxurious full bath with a beautiful tiled walk-in shower. The stunning custom kitchen is a chef's delight-featuring GE Profile appliances, granite countertops, 1940s custom milled cabinetry, beadboard ceilings, and a cozy built-in banquette. A side entrance with a mudroom includes a custom barn door leading to built-in pantry space. Additional features include a full dry basement with 2 ft. thick bluestone foundation walls and an adjacent renovated greenhouse ideal for year-round gardening or creative use. Significant infrastructure updates include a brand-new roof, new plumbing and electrical systems, geothermal heating, and 3 new mini-split systems on the main level. Eco-conscious buyers will appreciate the new solar panels—purchased outright by the owner—installed on the detached studio. All of this is located just moments from the vibrant shops, restaurants, the Lighthouse and waterfront of Saugerties Village, all walkable, offering an exceptional lifestyle in one of the Hudson Valley's most sought-after communities. Don't miss this one-of-a-kind classic home with a modern soul.

Listing Details

Asking Price: \$1,199,000 Taxes: \$12,969 Status: Active

Type: Single Family MLS ID: 20253601 Last Update: 10/21/2025

Added: 72 Day(s) Ago

Property Details

Address: 108 Latham Circle City: Saugerties State: NY

Zip: 12477 County: Ulster Total Bedrooms: 3
Total Bathrooms: 3 full, 1 half Total Rooms: 9 Fireplaces: 3

Home Style: Arts & Crafts Basement: Full Siding: Cedar Year Built: 1917

Location Details

Lot Size: 0.73 Acres Lot Description: Back Yard, Front Yard, Driveway: Detached Carport

Water Front: No Water Access: No

School Details