



Hudson Valley Catskill Region MLS

605 Band Camp Circle  
Saugerties, NY 12477  
For Sale: \$549,000

Type:	Single Family
MLS#:	20254434
Square Footage:	0
Taxes:	\$5,227
Year Built:	1948

This newly renovated 2 bedroom 1 bath ranch-style home nestled on a quiet country road is conveniently located between Woodstock and Saugerties. Enjoy modern comforts combined with rustic charm in a serene setting. Spacious and bright, this home is ideal for entertaining or hosting guests with 2 nicely sized bedrooms and a large room that can be used as an extra bedroom, office, or just for extra living space, all with the convenience of one floor living. Wake up to seasonal Mountain View's from the principal bedroom. Updates to the home consist of a new heating system, new plumbing, new floors, new windows, updated bathroom. New open concept kitchen with cathedral ceiling that leads to a generous dining area perfect for cooking and entertaining. The screened in porch leads to the spacious back yard which offers a cozy fire pit to relax and unwind under the stars after a long day. There is also a one car garage that can be used for extra storage or for a studio or work area. Only 15 minutes to tons of year round outdoor activities, this property was also an income producing Airbnb and long term rental. Close to several vibrant towns with many restaurants and shops. Minutes drive to NYS Thruway. Fun Fact. Band camp circle was once a thriving music community, which is how it got its name. Composer and music extraordinaire Ernest Williams created Band Camp as summer camp for inspiring musicians who sought out his teachings and traveled from all the over the world to attend the camp. Don't miss this unique opportunity to own this amazing property. Call us today to schedule a private showing and for more details.

## Listing Details

Asking Price: \$549,000	Taxes: \$5,227	Status: Active
Type: Single Family	MLS ID: 20254434	Last Update: 9/17/2025
Added: 1 Day(s) Ago		

## Property Details

Address: 605 Band Camp Circle	City: Saugerties	State: NY
Zip: 12477	County: Ulster	Total Bedrooms: 2
Total Bathrooms: 1 full	Home Style: Ranch	Year Built: 1948

## Location Details

Lot Size: 1 Acres	Lot Description: Views	Driveway: Garage Faces Front
Water Front: No	Water Access: No	

## School Details

School District: Saugerties

## Heating, Cooling, & Utility Details

Heat Type: Electric	Water Type: Well	Sewer Type: Septic Tank
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## Broker Details

Coldwell Banker Village Green	Aisha Hilton	Elizabeth Suib
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