



Hudson Valley, Catskill Region MLS

12 Stone Dock Road

High Falls, NY 12440

For Lease: \$3,500 Per Month

Type: Single Family  
MLS#: 20260295  
Square Footage: 0  
Taxes: \$12,956  
Year Built: 2001

Position your restaurant at the heart of one of the region's most scenic and active golf destinations. This fully built-out restaurant, bar, and kitchen is located within Stone Dock Golf Course, offering a rare turnkey opportunity with built-in customer traffic from golfers, members, tournaments, and private events. The space includes a spacious dining room and bar with seating for approximately 40+ guests, with flexibility to expand capacity, plus access to a patio / pavilion area ideal for seasonal dining, weddings, and special events. The commercial kitchen is well-equipped and ready for immediate operation, making this an exceptional opportunity for an experienced operator looking to step into a functioning hospitality environment, or new restaurateur. Outside you will find expansive parking, and 4 level 2 EV chargers. In addition to daily restaurant service, the location provides strong upside through on-site events, banquets, and tournaments, with the potential for catering and event partnerships that can significantly increase revenue beyond regular dining operations. Surrounded by natural beauty and steady seasonal foot traffic, this is an ideal home for a chef-driven concept, neighborhood tavern, upscale casual restaurant, or event-focused hospitality brand seeking both stability and growth.

## Listing Details

Asking Price: \$3,500 Per Month

Taxes: \$12,956

Status: Active

Type: Single Family

MLS ID: 20260295

Last Update: 1/23/2026

Added: 28 Day(s) Ago

## Property Details

Address: 12 Stone Dock Road

City: High Falls

State: NY

Zip: 12440

County: Ulster

Total Bathrooms: 0

Year Built: 2001

## Location Details

Lot Size: 1 Acres

Water Front: No

Water Access: No

## School Details

School District: Rondout Valley

## Heating, Cooling, & Utility Details

Air Conditioning: Central Air

## Broker Details

Compass Greater New York, LLC

Jesse Chason