HUDSON VALLEY
REAL ESTATE BROKERAGE



11 Blue Heron Drive
Kingston, NY 12401
For Sale: $859,000

Type:	Single Family
MLS#:	20261313
Square Footage:	0
Taxes:	$8,564
Year Built:	1996

11 Blue Heron Drive, Marbletown Set on 3.7 level acres just moments from the Ashokan Reservoir, this beautifully crafted four-bedroom, three-bath custom home offers a rare combination of quality, privacy, and natural beauty. Built in 1996 by a contractor for his own family, the home reflects thoughtful construction and enduring craftsmanship. Privately situated at the end of a gracious, tree-lined drive, the meticulously maintained residence overlooks a picturesque lagoon (not part of the property) and is framed by mature trees, abundant birdlife, and the soothing sounds of nature. Open lawns and fenced garden areas further enhance the peaceful, park-like setting. A detached garage/workshop with a charming studio above adds exceptional flexibility and an additional 600sf. Complete with its own wood-burning stove, kitchen and bathroom, the studio is equally well suited to guests, a home office, or creative pursuits. The setting is especially appealing to those who love the outdoors, with easy access to scenic biking and reservoir paths along the Ashokan, as well as Catskills hiking, kayaking, and skiing. A private, beautifully maintained property in an exceptional Marbletown setting, offering both a sense of retreat and convenient access to the best of the Hudson Valley and Catskills.

Listing Details

Asking Price: $859,000
Type: Single Family
Added: 212 Day(s) Ago
Taxes: $8,564
MLS ID: 20261313
Status: Active
Last Update: 10/11/2026

Property Details

Address: 11 Blue Heron Drive
Zip: 12401
Total Bathrooms: 3 full
Basement: Concrete
City: Kingston
County: Ulster
Total Rooms: 12
Siding: Frame
State: NY
Total Bedrooms: 4
Home Style: Colonial
Year Built: 1996

Location Details

Lot Size: 3.7 Acres
Water Front: No
Lot Description: Back Yard, Corner Lot,
Water Access: No
Driveway: Circular Driveway

School Details

School District: Rondout Valley

Heating, Cooling, & Utility Details

Heat Type: Electric
Air Conditioning: Ceiling Fan(s)
Water Type: Well
Sewer Type: Engineered Septic

Broker Details

Keller Williams Upstate NY
Deb Dolan
Sarah Broach