



**12 Anita Court**  
**Kingston, NY 12401**  
**For Sale: \$550,000**

Type:	Single Family
MLS#:	979606
Square Footage:	2,117
Year Built:	1958

Beautiful and versatile property located in the Town of Kingston, offering privacy while still being just 10–15 minutes from the Stockade District, downtown/Rondout area, and nearby destinations including Woodstock and Saugerties. This unique home lives like a single-family residence with the added benefit of a separate accessory dwelling unit. The main residence features a spacious two-level layout with an open floor plan, 3 bedrooms and 2 full bathrooms, offering both comfort and functionality. Two generously sized bedrooms include walk-in closets, providing ample storage and convenience. The kitchen is enhanced with beautiful quartz countertops, adding a modern and elegant touch. Additional character can be found in the wide plank flooring upstairs and a charming covered porch, perfect for relaxing. The secondary unit offers 1 bedroom and 1 full bathroom with its own private setup—ideal for extended family, guests, or additional income potential. Adding even more value are two bonus structures on the property: a detached garage with dedicated workspace, and a deluxe shed with its own parking area—perfect for a home-based business, studio, or flexible use. The property also features three separate parking areas, including one large lot, making it especially appealing for those with multiple vehicles, equipment, or larger rigs. Situated at the end of a cul-de-sac, the setting offers both privacy and convenience. The property is further complemented by mature, seasonal landscaping, including stunning roses and fully established peonies that have been thriving for over 30 years—bringing timeless beauty year after year. A rare opportunity offering flexibility, space, income potential, and lifestyle—all in one.

### Listing Details

Asking Price: \$550,000	Status: Active	Type: Single Family
MLS ID: 979606	Last Update: 4/19/2026	Added: 33 Day(s) Ago

### Property Details

Address: 12 Anita Court	City: Kingston	State: NY
Zip: 12401	County: Ulster	Square Footage: 2,117
Total Bedrooms: 4	Total Bathrooms: 3 full	Home Style: Cape Cod
Attic: None	Basement: Full	Siding: Vinyl Siding
Year Built: 1958		

### Location Details

Lot Size: 0.7648 Acres	Lot Description: Back Yard, Cleared, Cul-	Driveway: Assigned
Water Front: No	Water Access: No	

### School Details

School District: Kingston	Elementary School: E R Crosby	Middle School: M Clifford Miller
High School: Kingston		

### Heating, Cooling, & Utility Details

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