HUDSON VALLEY
REAL ESTATE BROKERAGE



457 Round Lake Road
Rhinebeck, NY 12572
For Sale: $2,495,000

Type:	Single Family
MLS#:	987569
Square Footage:	3,952
Year Built:	1730

Milan Hall Farm circa 1750 Truly exceptional. Completely private. Set across 87 acres of open field and quiet forest, Milan Hall Farm unfolds as a rare Hudson Valley offering—where land, history, and thoughtful stewardship meet. A winding stream and natural waterfall trace the landscape, alongside a private 1.3-mile walking trail through the woods, all bordered by enduring stone walls that speak to the property's agricultural past. Protected under conservation easement with the Winnakee Land Trust and New York State forestry program, the land offers both privacy and permanence. The farmhouse, dating to the mid-18th century, has been carefully expanded to accommodate modern living while honoring its origins. Three bedrooms, each with en-suite baths, are complemented by a light-filled conservatory, a quiet library, and multiple gathering spaces anchored by wood-burning stoves. A broad porch overlooks the gardens, while bluestone patios extend living outdoors. The grounds are meticulously maintained, with layered gardens, mature plantings, and curated outdoor spaces throughout. A separate guest cottage, complete with a full kitchen, one bedroom, bath, sitting area, and wood-burning stove, provides a welcoming retreat for extended stays or visiting family and friends. Further enhancing the estate is a thoughtfully designated three-acre building envelope within the Conservation Easement, offering the rare opportunity to add complementary structures such as an accessory dwelling, swimming pool, pool house, studio, sheds, or other accessory buildings. Existing improvements also present opportunities for thoughtful expansion and adaptation, whether by enhancing the guest cottage, exploring the potential for additional space above the existing two-car garage (subject to approvals), reimagining the historic barn, or creating additional living, work, or wellness spaces. Together, these possibilities allow the estate to evolve over time while preserving its extraordinary privacy and the integrity of the surrounding landscape. The beautifully preserved 1853 post-and-beam barn, equipped with electric and water, presents endless possibilities as a studio, workshop, or future living space. Additional outbuildings, including a two-car garage, support both function and form. Modern amenities—including solar power, central air, and a whole-house generator—blend seamlessly with the home's historic character, bringing comfort and efficiency to everyday living. Just minutes from Rhinebeck Village, Amtrak, and some of the Hudson Valley's most celebrated restaurants, boutiques, and cultural destinations, Milan Hall Farm feels worlds away while remaining remarkably convenient.

Listing Details

Asking Price: $2,495,000
MLS ID: 987569
Status: Active
Last Update: 9/16/2026
Type: Single Family
Added: 198 Day(s) Ago

Property Details

Address: 457 Round Lake Road
Zip: 12572
Total Bedrooms: 3
Fireplaces: 4
Attic: Scuttle
Year Built: 1730
City: Rhinebeck
County: Dutchess
Total Bathrooms: 3 full, 1 half
Home Style: Colonial
Basement: Bilco Door(s)
State: NY
Square Footage: 3,952
Total Rooms: 10
Community: NY
Siding: Clapboard

Location Details

Lot Size: 87.04 Acres
Water Access: No
Driveway: Garage
Water Front: No

School Details