



12 Icehouse Drive
Saugerties, NY 12477
For Sale: \$810,000

Type:	Single Family
MLS#:	1005738
Square Footage:	1,615
Year Built:	2024

In Saugerties, where the Esopus Creek winds through the Hudson Valley and the Catskill Mountains rise in the distance, a new chapter unfolds. Eleven handcrafted townhomes rise along the creek, each built from the land itself — local timber milled on site, stone from nearby quarries, and mantels carved from reclaimed barn beams. Local builder John Mullen & Sons, longtime valley neighbors, honors the region's heritage in every detail — from wood floors milled from Saugerties trees to weathered stone foundations — ensuring no two homes are alike. These creekside row houses weave a narrative of authenticity and craftsmanship, inviting residents to become part of a story as enduring as the mountains and as timeless as the creek.

Listing Details

Asking Price: \$810,000 MLS ID: 1005738	Status: Active Last Update: 6/27/2026	Type: Single Family Added: 40 Day(s) Ago
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Property Details

Address: 12 Icehouse Drive Zip: 12477 Total Bedrooms: 2 Fireplaces: 1 Year Built: 2024	City: Saugerties County: Ulster Total Bathrooms: 2 full, 1 half Attic: None	State: NY Square Footage: 1,615 Total Rooms: 7 Siding: Recycled/Renewable Materials
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Location Details

Lot Size: 0.05 Acres Water Access: Yes	Driveway: Assigned HOA Fees: \$271	Water Front: Yes HOA Inclusions: Exterior Maintenance
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School Details

School District: Saugerties High School: Saugerties	Elementary School: Cahill	Middle School: Saugerties Junior
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Heating, Cooling, & Utility Details

Heat Type: Geothermal Air Conditioning: Central Air	Water Type: Public	Sewer Type: Public Sewer
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Broker Details

Compass Greater NY, LLC	Allan Styer	Colleen Styer
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