HUDSON VALLEY
REAL ESTATE BROKERAGE



312 Main Street
Rosendale, NY 12472
For Sale: $385,000

Type:	Single Family
MLS#:	20266647
Square Footage:	0
Taxes:	$7,281
Year Built:	1920

Set right on Main Street in the heart of Rosendale, this charming two-family property offers an exceptional location, flexible living options, and a generous backyard, all in the midst of the shops, restaurants, and creative energy that make this one of the Hudson Valley's most beloved small towns. The home offers a total of four bedrooms and two bathrooms across two separate apartments, each with its own private entrance, kitchen, and living spaces. The ground-floor apartment features a large eat-in kitchen with a walk-in pantry and a lovely enclosed porch/sunroom that opens directly to the backyard. Upstairs, the second apartment is bright and spacious, with a large bathroom and an efficient kitchen with a separate pantry. Set on approximately a quarter acre, the property also includes a private driveway with ample off-street parking and a detached one-car garage. Full of character and potential, the property presents an exciting opportunity for its next owner to bring fresh vision to a well-loved building in an exceptional location. The property is functional in its current configuration, allowing improvements to be made over time. Continue its use as a two-family investment property, live in one apartment while renting the other to help offset expenses, or even the possibility to transform it into a spacious single-family home, subject to town approvals. Recent improvements include a new furnace, water heater, and oil tank. The location is what really what makes this property so special. Imagine having Rosendale's independent shops, cafés, restaurants, historic movie theater, and farmers market right in your neighborhood. The iconic Rosendale Trestle and Wallkill Valley Rail Trail are nearby, with the Mohonk Preserve's Giant's Ledge also within easy reach. High Falls is just five minutes away, Stone Ridge and New Paltz are about 10 minutes, and Kingston, Kerhonkson, Accord, Minnewaska State Park, and many of the region's favorite farm-to-table destinations are all within a short drive. And while life here feels a world away from the city, NYC is approximately 90 minutes away, with frequent Trailways bus service just a two-minute drive from the property.

Listing Details

Asking Price: $385,000
Type: Single Family
Added: 12 Day(s) Ago
Taxes: $7,281
MLS ID: 20266647
Status: Active
Last Update: 11/11/2026

Property Details

Address: 312 Main Street
Zip: 12472
Total Bathrooms: 2 full
Siding: Cement Siding
City: Rosendale
County: Ulster
Home Style: Victorian
Year Built: 1920
State: NY
Total Bedrooms: 4
Basement: Exterior Entry

Location Details

Lot Size: 0.21 Acres
Water Front: No
Lot Description: Back Yard
Water Access: No
Driveway: Garage Faces Front

School Details

School District: Rondout Valley

Heating, Cooling, & Utility Details

Heat Type: Forced Air
Water Type: Public
Sewer Type: Public Sewer