

HOME FOR SALE



53991 State Highway 30

Roxbury, New York

United States

Asking Price

**\$275,000**

Bedrooms **2**

Year Built

Bathrooms **1.5**

Date Listed **07/31/2025**

Size **0**

Listing ID **GL-1726978601**

Listed by: Realtyww Info

For more information, visit:

<https://www.globallistings.com/11819358>

## Overview

HISTORIC c.1880's Main Street Roxbury Colonial with 4-car garage/shop (or possible studio?) on beautiful 3/4 acre backed by the East Branch of the Delaware River. Seconds to trendy new restaurants, shopping, and galleries. Minutes to golf and skiing - and fishing from your own backyard! This spacious 2, 021 square foot charmer has 2 large bedrooms and a nursery, office/den (or possible 3rd bedroom) with access to the 7' x 11' front porch, 1 1/2 baths, a bright 19' x 23' living room with large picture window overlooking the deep back yard accented by an antique 14' gazebo shaded by mature hydrangea and lilac bushes, a 15' x 18' dining room with windowed alcove and 14' x 17' retro eat-in kitchen, access to a 6' x 13' back porch. The home features hardwood and plank floors throughout, many original details and fixtures including ornate radiators for comfortable steam heat. Energy efficient vinyl clad replacement windows, carefree vinyl siding and asphalt shingle roof. Full, laid-up stone, poured concrete and concrete block foundation, basement with new 100-amp electric service with circuit breakers, recent Buderus Logano furnace with Riello oil burner and Amtrol expansion tank plus back-up Thermo Control wood furnace, Ariston instant hot water heater, Maytag washer, utility sink, two 275 gallon fuel tanks. Municipal water and sewer. Plus 27' x 35' 4-car garage/shop with electric and forced hoy air heat. Note: the property needs some updating and TLC.

For more details:

Listed by: Don Blouin

**Contact**

**Email**

**Phone**