

House for Sale at Three Arrows Cooperative

116 Rochdale Road



Imagine living in a compact yet expansive 2-bedroom, 1-bathroom home near the top of Piano Mountain surrounded by trees in a space suitable for families and individuals alike, socializing with nearby neighbors or spending a quiet night in. This is the experience of 116 Rochdale Road. This 742 square-foot house had extensive updates and renovations in 2017 but still retains many cabinlike features such as knotty pine wood-paneled walls, windows galore, and a high-vaulted ceiling with easy access.

It is fully winterized with a well and ductless mini-split system providing heat and air conditioning. The open concept main room seamlessly blends the living space, modern kitchen with new (2017) appliances, a dining nook, stacked washer-dryer, and vaulted ceiling to allow for air flow. There are two good-sized bedrooms on the main floor with a large loft area connected by a newly built staircase. There is an easy to access stacked washer dryer. Natural light abounds around this house with direct access to a private 120 square-foot back deck and a large stone patio and swing set at the front of the house. This house is ready for you to move in!





New additions since 2017 include:

- New roof
- New hot water heater
- Updated electrical interior
- New kitchen
- Partial wood floor replacement
- Internal staircase built to access the loft
- Rebuilt back deck including new staircase and railings
- Ductless mini-split system
- Installation of baseboard heating

Three Arrows is a multi-generational cooperative community that depends on its members for its governance and operations. It is located on 125 acres on the beautiful Piano Mountain. Most of the 75 houses here are used as weekend or summer homes. As a member of Three Arrows, you will have use of the lake, ball field, tennis courts, community garden, and library. During the summer season (Memorial Day through Labor Day) there are many member-organized activities, including yoga classes, arts & crafts workshops, social gatherings, concerts, and educational programming. Three Arrows is located approximately one hour north of NYC.

Asking Price: \$210,000

For further information or to arrange a visit, please contact Anya Brodsky (owner) at anya.brodsky@gmail.com and Brian Graybow on behalf of the Three Arrows Sales Subcommittee at bgraybow@gmail.com.



