



165 & 172 River Road  
Nyack, NY 10960  
For Sale: \$2,495,000

Type:	Single Family
MLS#:	887340
Square Footage:	2,664
Year Built:	1860

One of Grandview's most iconic homes, Alahambra-On-Hudson. First time on the market in over 60 years. This late 1800s folk style Victorian home features a sandy beach on the river, and a huge flat, rear and side yard with much privacy, specimen plantings/trees and a seawall. This period home offers gingerbread trim on its exterior and classic features inside. Feel the tranquility and elegance the minute you step inside. Its double door entry with period etched glass doors, 2 fireplaces, beautiful Douglas fir floors - overall in great shape, panel doors, original wavy glass windows, floor to ceiling windows and bay windows, all give the home its unique character and personality. There are two large verandas off the back of the house facing the Hudson, and more. One can easily walk to the old rail trail that runs over 10 miles, just a few doors away off Station Lane. This home started out as a summer residence in the 1850s for the Briggs family, and was expanded along the way and used as a boarding house during the 1900s. Alahambra features 3 levels of living space with full size windows and doors and a finished attic level with wainscoting and plumbing; and a walk out cellar with access to the river. The property features two lots; on the riverside find lot #172, which was a double lot years ago, and with variances could possibly be sub-divided again. The separate lot directly across the street is #165, featuring an old carriage house used as a 3 to 4 car garage. This lot is .24 of an acre. The village of Grandview permits lots .25 acres or more to be a building lot for a home. With a variance, this could perhaps be a separate building lot as well. Alahambra-On-Hudson, has always attracted attention because of its beautiful architecture and Hudson River front setting. Two paintings of the home will go to the new owner along with a old detailed photograph of the front door/porch. Electrical has been updated to 200 amp, a new, efficient boiler was installed not too long ago and roofs replaced. The home has endless opportunities! Villages of Piermont and Nyack are close by. With permission of the Army Corp, one could possibly build a dock and more. Find your one of one! Alahambra-On-Hudson!

## Listing Details

Asking Price: \$2,495,000	Status: Active	Type: Single Family
MLS ID: 887340	Last Update: 7/15/2025	Added: 27 Day(s) Ago

## Property Details

Address: 165 & 172 River Road	City: Nyack	State: NY
Zip: 10960	County: Rockland	Square Footage: 2,664
Total Bedrooms: 5	Total Bathrooms: 3 full, 1 half	Total Rooms: 11
Fireplaces: 2	Home Style: Victorian	Attic: Full
Basement: Full	Siding: Wood Siding	Year Built: 1860

## Location Details

Lot Size: 0.8 Acres	Lot Description: Back Yard, Landscaped,	Driveway: Detached
Water Front: Yes	Water Access: Yes	

## School Details

School District: South Orangetown	Elementary School: William O Schaefer	Middle School: South Orangetown
High School: Tappan Zee		

## Heating, Cooling, & Utility Details