



989 Route 9W
Nyack, NY 10960
For Sale: \$1,700,000

Type:	Single Family
MLS#:	906321
Square Footage:	3,387
Taxes:	\$33,013
Year Built:	1910

Welcome to your Private Hudson River Sanctuary! Enjoy stunning river views, timeless charm, and modern luxury! Perched above the river, this reimagined 1910 Colonial offers the perfect blend of serenity and sophistication. Whether you're seeking a peaceful weekend retreat, or a full-time lifestyle upgrade, this turnkey designer showpiece delivers it all, just 40 minutes from Manhattan, without the Hamptons gridlock! Thoughtfully renovated in 2020, this home masterfully preserves its historic character—coffered ceilings, wide moldings, original stone fireplace, and custom built-ins—while infusing every space with curated, contemporary design and upscale finishes. Nestled on 1.8 beautifully landscaped acres with stone patios, fruit trees, and fenced green spaces perfect for pets, this property feels like a secluded retreat, yet remains conveniently close to the city. Wake up to stunning river sunrises, sip your morning coffee on the expansive primary suite balcony as sailboats drift by, or meander down your private stone path to the 10-mile Esposito Trail leading to Piermont and South Nyack's shops, cafes, marinas and waterfront parks. Enjoy over 3,300 square feet of living space (not including the partially finished attic and basement) with incredible flexibility. The main floor showcases an open-concept layout with a gracious living room, family room, dining room, and three river-facing sunrooms or offices, each bathed in natural light and perfect for remote work or creative pursuits. The chef's kitchen is a dream for entertaining, featuring marble countertops, a six-burner Viking range, and Sub-Zero refrigerator, all opening out to a sun-drenched patio with river views—perfect for seamless indoor-outdoor gatherings. The sprawling primary suite is a retreat, with spa-like bath, custom-built closets, and direct access to a private river-facing deck to relax and unwind. Three additional bedrooms (two with built in custom beds, and two with an adjoining room with river views, perfect for a cozy flex space as a lounge/playroom or additional office complete the second floor. Upstairs, the partially finished attic offers added bonus space for movie nights, legos or gaming. The partially finished walkout lower level adds even more flexibility, with room for a gym, rec room, wine cellar, an additional guest or au pair suite, and enormous storage space. An exterior, climate-controlled bonus space offers the perfect setting for a private office, music studio, or artist's workshop. And the original Carriage-style detached two-car garage adds charm and functionality. With quick access to the MC Bridge just minutes away, and only 13 miles to the George Washington Bridge, this is a rare opportunity to own a true Hudson River haven—a place to unwind, entertain, and reconnect with nature, without leaving convenience or elegance behind. This is more than a home—it's a lifestyle. Tranquil, inspiring, and completely turnkey, this one-of-a-kind property is designed for those who appreciate architectural integrity, thoughtful design, and the beauty of riverfront living.

Listing Details

Asking Price: \$1,700,000	Taxes: \$33,013	Status: Active
Type: Single Family	MLS ID: 906321	Last Update: 9/3/2025
Added: 26 Day(s) Ago		

Property Details

Address: 989 Route 9W	City: Nyack	State: NY
Zip: 10960	County: Rockland	Square Footage: 3,387
Total Bedrooms: 5	Total Bathrooms: 3 full, 1 half	Total Rooms: 14
Fireplaces: 2	Home Style: Colonial	Attic: Full
Basement: Full	Siding: Frame	Year Built: 1910

Location Details

Lot Size: 1.8 Acres	Lot Description: Borders State Land, Near	Driveway: Detached
Water Front: No	Water Access: No	