



216-217 River Road
 Nyack, NY 10960
 For Sale: \$5,249,000

Type:	Single Family
MLS#:	982383
Square Footage:	4,446
Taxes:	\$46,445
Year Built:	1846

WELCOME TO 216-217 RIVER ROAD “ GRANDVIEW- ON- HUDSON - 5,500sqft, 6 Bedrooms, 3.1 bathrooms, 145 ft of Hudson River frontage with 560' Riparian rights. A rare and irreplaceable Hudson River estate in the coveted village of Grandview-on-Hudson, offering panoramic riverfront views, private water access, and a level of restoration rarely seen in today's market. Comprising two parcels—including direct river frontage with dock permit—this exceptional residence underwent a complete, no-expense-spared restoration from 2013 to 2015, seamlessly blending historic architectural integrity with modern luxury infrastructure. The home was fully reimaged from the foundation up, including structural reframing, new mechanical systems, and meticulous restoration of original details such as plaster moldings, fireplaces, and hardwood flooring. Every element reflects craftsmanship and precision. Designed for both comfort and entertaining, the residence features a state-of-the-art chef's kitchen with premium appliances, radiant heated floors, elevator access to all levels, and ADA-compliant guest accommodations. The outdoor experience is equally extraordinary, highlighted by a 75-foot heated, all-season lap pool with retractable cover, spa, and a fully equipped cabana—set against sweeping river views. A covered porch with gas lanterns and integrated heating allows for year-round enjoyment. Smart home integration includes a Crestron-controlled audio-visual system, full-house generator, advanced drainage systems, and comprehensive network infrastructure. This is a once-in-a-generation offering—where historic charm, modern engineering, and waterfront lifestyle converge in one of the Hudson Valley's most charming and sought-after enclaves. Property Overview • Two parcels: • 216 River Road – direct Hudson River frontage • 217 River Road – access to linear park • Full restoration completed: 2013–2015 STRUCTURAL & EXTERIOR • New / restored foundation • Entire home fully reframed • New roof with Yankee gutters and soffits • All new windows and storm systems • Universal drainage system with engineered seepage pit tied to county system • Covered porch with gas lanterns and built-in electric heaters • Large storage area beneath porch INTERIOR RESTORATION • Original plaster moldings fully restored • All flooring restored throughout • 5 fireplaces completely rebuilt: • Flues • Mantels • Hearths • Full insulation (walls, floors, ceilings) with sound attenuation MECHANICAL SYSTEMS • All new electrical systems • New gas and water service • New HVAC (heating + central air) • Radiant heated floors: • Kitchen • Bathrooms • Mudroom • 70KW natural gas generator with automatic transfer switch • Central vacuum (all floors) KITCHEN & APPLIANCES Fully modernized chef's kitchen featuring: • Miele built-in coffee system • Miele convection oven • Advantium microwave/convection oven • Le Cornue gas range with matching hood • Two Bosch dishwashers • Wet bar + ice maker TECHNOLOGY & SMART HOME • Crestron integrated AV system • Whole-house wired + wireless network • Dual independent fire & smoke systems with central monitoring ACCESSIBILITY & FUNCTIONALITY • Elevator servicing all 3 levels • ADA-compliant egress and guest quarters OUTDOOR LIVING & AMENITIES • 75' x 16' heated all-season lap pool • Retractable cover • 12' x 6' spa • Full cabana with: • Bathroom • Shower • Kitchenette • Storage WATERFRONT FEATURES • Direct Hudson River frontage • Dock permit in place

Listing Details

Asking Price: \$5,249,000	Taxes: \$46,445	Status: Active
Type: Single Family	MLS ID: 982383	Last Update: 5/11/2026
Added: 43 Day(s) Ago		

Property Details

Address: 216-217 River Road	City: Nyack	State: NY
Zip: 10960	County: Rockland	Square Footage: 4,446
Total Bedrooms: 6	Total Bathrooms: 3 full, 1 half	Total Rooms: 12
Fireplaces: 6	Home Style: Estate	Attic: Dormer
Basement: Walk-Out Access	Siding: Clapboard	Year Built: 1846