

The Lakeville Journal • The Millerton News

TRI-CORNER REAL ESTATE

A Guide to the Most Desirable Properties in the Northeast

Litchfield County, CT • Berkshire County, MA • Columbia & Dutchess Counties, NY

March 2026

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In the Tri-State Region

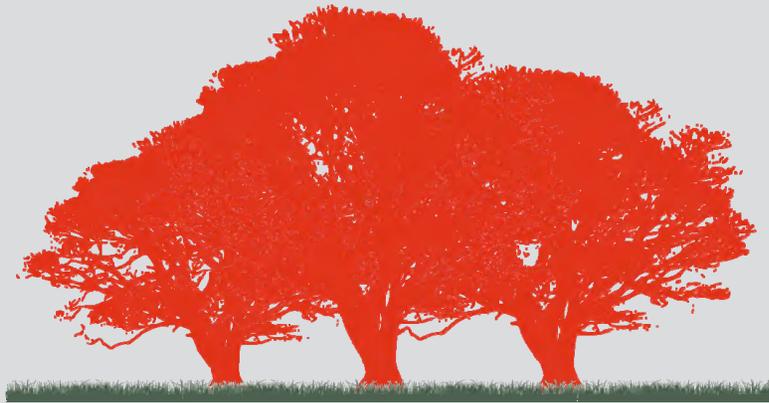
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Timeless craftsmanship and open, light-filled living
EH#5700 • Elyse Harney Morris & Kathleen Devane



BEAVER MOUNTAIN FARM
Ancram, NY • \$2,279,000
2,100 sq.ft. | 41.20 acres | 3 BRs | 2 FBs | 2 HBs
Rare farm offering with barns/outbuildings, pond, and pool
EH#5689 • Arleen Shepley



RESTORED 1880S LAKEVILLE VILLAGE ESTATE
Salisbury, CT • \$1,925,000
3,425 sq.ft. | 2.54 acres | 5 BRs | 2 FBs | 1 HB
Restored Victorian with wrap-around porch and barn
EH#5694 • Elyse Harney Morris & Evan Cooper



PROPERTY WITH 99+/- ACRES IN 10 PARCELS
Falls Village, CT • \$1,750,000
3,078 sq.ft. | 98.87 acres | 4 BRs | 3 FBs
Iconic estate with multiple fireplaces and expansive acreage
EH#5594 • Juliet Moore5594



SWEEPING VIEWS & ULTIMATE PRIVAC
Copake, NY • New Price! \$1,495,000
61.54 acres
Premier building site with views and a long private driveway
EH#5584 • John Panzer



PRIME ESTATE PARCEL ON LAUREL WAY
Norfolk, CT • \$1,200,000
143.89 acres
Estate-level land on coveted Laurel Way
EH#5579 • Dave Taylor



COLONIAL WITH VILLAGE CHARM
Salisbury, CT • New Price! \$1,045,000
2,113 sq.ft. | 0.52 acres | 3 BRs | 3 FBs
Renovated village home with a flexible layout and outdoor space
EH#5567 • Juszlina Paksai & Elyse Harney Morris



HOME WITH POOL IN PRIVATE LOCATION
Salisbury, CT • New Price! \$995,000
2,505 sq.ft. | 2.06 acres | 4 BRs | 3 FBs | 1 HB
Private home with pool and comfortable indoor/outdoor living
EH#5239 • Elyse Harney Morris & Kathleen Devaney



PRIME COMMERCIAL OPPORTUNITY
Millerton, NY • \$975,000
2,560 sq.ft. | 0.82 acres
Highly visible commercial property with two units
EH#5698 • Arleen Shepley & Elyse Harney Morris

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RANCH WITH SCENIC COUNTRY VIEWS
Millerton, NY • New Price! \$966,500
2,428 sq.ft. | 5.03 acres | 3 BRs | 3 FBs | 1 HB
Maintained ranch with open views and easy, single-level living
EH#5668 • Jonathan Scarinzi



PARCEL WITH MOUNTAIN VIEWS
Salisbury, CT • \$850,000
28.49 acres
Exceptional parcel with long-range mountain views
EH#5612 • Tracy Macgowan



RENOVATED VILLAGE HOME
Canaan, CT • \$745,000
2,403 sq.ft. | 0.26 acres | 3 BRs | 3 FBs | 1 HB
Restored village home blending historic charm with modern luxury.
EH#5690 • Liza Reiss & Holly Leibrock



A DISTINCTIVE COMMERCIAL OPPORTUNITY
Pine Plains, NY • \$736,500
3,846 sq.ft. | 0.34 acres
Converted former church space
EH#5674 • Jonathan Scarinzi



BOSTON CORNERS GOLDEN VALLEY
Millerton, NY • \$725,000
86.00 acres
Dramatic Taconic Mountain views in a conserved corridor.
EH#5677 • John Panzer



LAKEVILLE CHALET ON CUL-DE-SAC
Salisbury, CT • \$485,000
1,429 sq.ft. | 1.17 acres | 2 BRs | 2 FBs
Chalet-style home with wrap-around porch & garage studio space
EH#5697 • Liza Reiss & Holly Leibrock



PEACEFUL ONE-LEVEL LIVING
Salisbury, CT • \$484,900
936 sq.ft. | 2.00 acres | 2 BRs | 1 FB
Meticulously maintained two-bedroom home with forest access
EH#5693 • Evan Cooper



1850 FARMHOUSE
Salisbury, CT • \$399,000
1,895 sq.ft. | 0.27 acres | 3 BRs | 1 FBs | 1 HB
Updated with gas fireplace, new appliances, and deck access.
EH#5662 • Tanner Sneed & Thomas M Callahan



DOVES COVE
Falls Village, CT • \$275,000
41.92 acres
Residential lot on a quiet road—ideal for a private build site.
EH#5676 • Carol A. Staats & Roberta Green

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**Ranking Report - CTMLS - last 12 months*

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Norfolk, CT

\$4,490,000 | 6 BEDS | 7/1 BATHS | 100.99 ACRES
YEAR ROUND PEACEFUL LAKE AREA LIVING
Martha Mullins 860.480.5168 | Agent Owned



Kent, CT

\$2,195,000 | 4 BEDS | 3/2 BATHS | 22.5 ACRES
BOTH A WORK OF ART & A PRIVATE RETREAT
Steve Pener 203.470.0393
Vanessa Henderson 646.469.7352



Salisbury, CT

\$1,995,000 | 3 BEDS | 2/1 BATHS | 147 ACRES
BREATHTAKING TERRAIN WITH SWEEPING VIEWS
Elvia Gignoux 860.435.0345
Lenore Mallett 203.209.1777



Washington, CT

\$1,275,000 | 3 BEDS | 2/1 BATHS | 1.8 ACRES
SOPHISTICATED SINGLE-LEVEL, OPEN CONCEPT LIVING
Laurel Galloway 860.201.6238



Sharon, CT

\$1,200,000 | 4 BEDS | 1/1 BATHS | 21.84 ACRES
SERENE LONG VIEWS OF MUDGE POND
John Harney 860.921.7910
Katie Marcon 203.912.5395



North Canaan, CT

\$1,195,000 | 6 BEDS | 2/1 BATHS | 16.65 ACRES
ULTIMATE IN LUXURY, PRIVACY & CONVENIENCE
Phil Fox 310.308.5289



Sharon, CT

OFFERED AT \$2,195,000
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Kent, CT

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Salisbury, CT

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\$1,495,000 | 3 BEDS | 3/1 BATHS | 0.93 ACRE
EXQUISITELY REMODELED | DISTANT VIEWS
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Litchfield, CT

\$1,495,000 | 3 BEDS | 2/1 BATHS | 4.53 ACRES
C.1777 HOME, ANTIQUE SHOP, BARN/GARAGE & POOL
Jane Hinkel 860.459.0718
Phil Fox 310.308.5289



Kent, CT

\$1,295,000 | 3 BEDS | 2/1 BATHS | 5.45 ACRES
RICH IN CHARM & CHARACTER | SMALL POND
Steve Pener 203.470.0393
Vanessa Henderson 646.469.7352



Salisbury, CT

\$995,000 | 4 BEDS | 3/1 BATHS | 1 ACRE
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Cornwall, CT

\$950,000 | 4 BEDS | 3/1 BATHS | 3.99 ACRES
THOUGHTFUL RENOVATIONS FOR MODERN LIVING
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Elvia Gignoux 860.435.0345



Sharon, CT

\$865,000 | 3 BEDS | 3 BATHS | 4 ACRES
PRIVACY | 2 BED APARTMENT | DETACHED WORKSHOP
John Harney 860.921.7910



Salisbury, CT

OFFERED AT \$875,000
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Canaan, CT

OFFERED AT \$625,000
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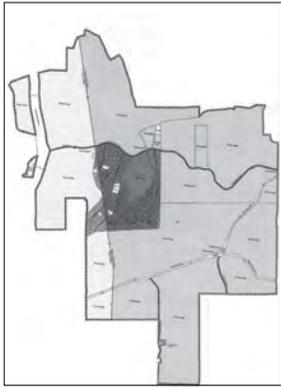
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Milan / Pine Plains 1,946 acres

This 1,945-acre sanctuary is truly heaven on earth, offering boundless opportunities for those seeking privacy and serenity. Whether your plans include a family estate, a corporate retreat, a game preserve, or even a winery or brewery, this incredible property has it all. Imagine the peaceful countryside, endless skies, and pristine air surrounding your new venture. Perhaps a campground or multiple homesites, each with spectacular views and complete privacy, perfect for creating a blissful lifestyle.

With a mix of mature and light woodland, striking hedgerows, open and intimate fields, the terrain is as versatile as it is beautiful. Depending on your location on the property, you can enjoy sweeping vistas in all directions: the Catskills to the west, Stissing Mountain to the southeast, and the Taconic's to the northeast. The land is adorned with ponds, streams, trails, rolling hills, and valleys, offering numerous opportunities for outdoor recreation. Protected wetlands ensure the preservation of native wildlife.

This incredible offering includes 4 single-family homes, a two-family residence, a large office and warehouse facility, and a subdivision primed for future development. With frontage on four country roads, the entire 1,945-acre property is connected, waiting to be transformed into something truly remarkable. **Offered @ \$36,000,000.**



PINE PLAINS / NORTH EAST - Commanding one of the most breathtaking vistas in the region, this 228 acre estate features a private knoll at 1,250 feet, with uninterrupted views to the Catskills. So much of this land benefits from vast vistas to the Taconics (Foothills to the Berkshires) and the impressive surrounding countryside. Offered for the first time in generations, this legacy property once a distinguished family farm is impressive. Extraordinarily rolling, fertile fields stretch across the landscape, perfectly suited for refined agricultural pursuits or the creation of a grand equestrian or country estate. With no restrictions and multiple premier homesites, this rare opportunity promises total privacy, dramatic panoramas, and endless possibilities. **Offered @ \$3,600,000.**



Perrys Corners Road, Amenia, NY | 156.57 acres

Embrace a rare opportunity to own a premium parcel of land where meadows and woodlands converge in perfect harmony. This unique offering features a select number of exceptional homesites, thoughtfully integrated into the tranquil landscape to offer both seclusion and inspiration.

Committed to organic farming practices, the land invites you to reconnect with nature—ideal for those seeking a distinguished lifestyle rooted in sustainability. Set well back from the road, this private haven offers expansive space for exploration, cultivation, animal husbandry, and the joyful freedom of childhood play.

Whether you're dreaming of a peaceful retreat, a working farm, or a family estate, this pristine canvas is ready for your vision to flourish.

Conveniently located just minutes from the Wassaic Train Station, and close to the charming villages of Millerton, Sharon, Salisbury (CT), and the Hamlet of Amenia, this is country living at its finest—without sacrificing accessibility. **Offered @ \$1,900,000**



Cascade Mountain Rd-Perrys Corners Rd, Amenia, NY - Discover the charm of rural living with this unique offering: two combined properties spanning 206.14 acres of serene rolling hills, mature forests, and productive meadows currently used for organic crop production. The land features some steep slopes that create secluded, picturesque home sites, perfect for a family retreat or multiple dwellings. With frontage on both Cascade Mountain Rd and Perrys Corners Rd, this property offers an escape from the everyday, and is free from covenants and restrictions. Just a few miles from the Hamlet of Amenia and a short drive to the Wassaic Train Station, it's also conveniently close to the delightful towns of Pine Plains, Millerton, Millbrook, Salisbury, Sharon, and Kent, CT. **Adjusted asking price: \$ 2,379,000**



PINE PLAINS / NORTH EAST A Rare Opportunity – 207.73 Acres

of Pure Natural Beauty Immerse yourself in the allure of 207.73 acres of picturesque land, thoughtfully combined from two lots to create an exceptional estate expanse. This captivating property, set within an esteemed estate area, features a harmonious blend of lush woodlands, inviting meadows, tranquil ponds, babbling streams, and breathtaking vistas. An Unparalleled Location – Build Your Dream Estate

This prime location offers unmatched convenience and connectivity. Just a 10-minute drive to the Metro-North train station ensures seamless access to the city, while the trendy village of Millerton is only 5 minutes away, boasting charming amenities and vibrant cultural attractions. Embrace the pinnacle of estate living with this extraordinary offering—a rare chance to craft the private retreat or legacy estate you've always envisioned. **Exclusive Offered at: \$3,000,000**



Skunks Misery Rd, 106.43 acres A Sportsman's Paradise

– Hunt, Fish, and Explore in Nature's Embrace, Escape to a breathtaking retreat tucked along a peaceful country lane, offering the perfect sanctuary for outdoor enthusiasts and nature lovers. This remarkable estate features rolling meadows, lush pastures, and towering woodlands, all centered around a picturesque pond. Whether you're seeking a private getaway or an estate to call home, this property delivers unparalleled beauty and tranquility. Located just minutes from the charming village of Millerton, this retreat offers both privacy and accessibility. A short 10-minute drive to the Metro-North train station ensures seamless travel, whether for work or leisure. Experience the best of country living without sacrificing modern conveniences, including nearby medical facilities. **Exclusively offered at: \$1,450,000**



101.30 acres Skunks Misery Rd – Experience Nature’s Finest – A Rare Land Offering in an Exclusive Estate Area! Discover the epitome of natural beauty in this exquisite property, where lush woods, expansive meadows, serene ponds, and babbling streams create a breathtaking landscape. Sweeping vistas enhance the charm of this idyllic retreat, offering a rare opportunity to own a piece of paradise. Perfectly positioned, this prime location ensures ultimate convenience—just a 10-minute drive to the Metro-North train station, providing effortless access to city adventures. Meanwhile, the trendy village of Millerton is only 5 minutes away, boasting vibrant culture, chic amenities, and a welcoming community. Whether you dream of a secluded escape or the perfect canvas to build your dream home, this extraordinary land is waiting for you. Act now to claim this rare gem and embrace a lifestyle of tranquility and elegance. Contact us today and step into a world of endless possibilities! **Exclusively Offered at: \$1,550,000**



Cascade Mountain Road, Amenia, NY | 49.63 acres

Discover the perfect setting for your contemporary or log home on this private, elevated parcel nestled deep in the forest. Whether you’re seeking a peaceful weekend getaway or a full-time refuge from the hustle of city life, this property offers a rare combination of tranquility and convenience.

Ideal Home Sites: Thoughtfully positioned for privacy and natural beauty, each site is surrounded by mature trees and scenic views.

Prime Location: Just minutes from the Wassaic Train Station, offering easy access to NYC and beyond.

Outdoor Adventure Awaits: The Harlem Valley Rail Trail is nearby, perfect for biking, hiking, or leisurely strolls through the countryside.

Escape the Noise: Recharge in nature, where the only sounds are birdsong and rustling leaves.

Lace up your hiking boots and schedule a tour—your forest retreat is waiting. **Offered @ \$479,000**



Amenia – South Street - Charming and thoughtfully updated, this cottage offers modern comfort with a touch of dignity. The remodeled kitchen and bath, upgraded floors, and crown molding create a refined living space. Just minutes from the Wassaic Train Station and a short ride to the Harlem Valley Rail Trail, you’ll enjoy both convenience and outdoor beauty. Set in Amenia—the Gateway to the Berkshires—this home invites you to embrace a lifestyle of adventure and ease.

Offered @ \$289,900.



**Skunk’s Misery Road, Town of North East, NY
A Rare 19.4-Acre Estate Parcel on One of the Area’s Most Distinguished Country Roads.**

Estate Setting on a Premier Country Road Discover the perfect blend of natural beauty and refined location with this 19.4-acre parcel situated on a picturesque country road, renowned for its stately homes and rural charm. With multiple elevated building sites, long road frontage, and sweeping view potential, this property offers endless opportunities. Explore its trout stream, peaceful woodlands, and a network of old logging roads—all accessible on foot for now, awaiting your vision and future improvements. Located just minutes from Millerton’s cafes and shops and only 10 minutes to the Metro-North train, this property is ideal for a weekend retreat or a forever estate. **Offered @ \$199,000**



Amenia - 51 Depot Hill Rd - For the very first time, this well-loved home—carefully passed from the original owner to the next generation—is being offered for sale. Thoughtful updates include a 3-year-young roof, a 3-year-young central air system, and handsome, durable flooring installed just 2 years ago.

Inside, you’ll find a bright, spacious living room, three bedrooms, two baths, a den, an office, and a generous family room warmed by a pellet stove. The eat-in kitchen flows easily into the dining area, creating an ideal setting for gatherings of any size.

Outdoor living features a 12’ x 12’ deck ready for your personal touch, along with an 11’9” x 11’9” sunroom that invites year-round enjoyment. Set on .62 acres, this light-filled home enjoys a prime location close to Metro-North’s Wassaic Station, the Harlem Valley Rail Trail, and the area’s beloved farm markets.

Offered @ \$410,000 — come see if this is the place you’ve been waiting for.

Amenia - Route 343 - Scan the Harlem Valley for available Highway Business land, and you’ll find scarce offerings. Positioned along Route 343, this .78-acre parcel stands out. The seller has initiated preliminary approvals and is willing to aid in their completion if the buyer adopts the current plan for construction, parking, septic, etc. **Offered @ \$129,000.**

Pine Plains – Mount Ross Rd – Nestled in the gorgeous countryside of rural Pine Plains. These two 2.5 acre parcels offer an elevated terrain and precious privacy. There is an access drive fronting each parcel and each lot offers a distinctive natural setting. **Offered @ \$120,000**



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12 WEST MT

Modern country home designed with classic sensibilities and touches of artistic license. Sweeping porches and classic columns. Spacious country kitchen, purposely built for family style cooking. A large living room with sun lit floor to ceiling windows. Main floor Primary Suite and 4 bedrooms on the second floor. The land is level and offers privacy, room for gardening and/or a pool. Abutting over 30 acres of Land Trust the trails are your own private preserve.
\$1,300,000



29 WEST MAIN

Well established mix-use income producing property in the downtown center of Sharon, CT. Two separate buildings: Unit #1. a 1088 sf restaurant -kitchen, seating, ADA bathroom and outdoor seating all approved. Unit#2 a 1267 2 bedroom, 1.5 bath residence-with fireplace, hardwood floors, separate parking, back yard and patio. Both have long termed rental history. Attractive to Owner users or investors seeking quality real estate.
\$525,000



103 GEER MT

Set well back from the road is this incredibly private brookside home on South Kent's lauded Geer Mountain Rd. Perched over the brook the house offers 1750 sq. ft. of wood floors, three fireplaces, open floorplan and plenty of windows for views and sunlight. There are three bedrooms with the primary on the main level for ease and comfort. The brook meanders through the lightly wooded 2.13 acres that features mature professionally landscaped grounds and a canvas of native trees and shrubs. Easy to maintain and even easier to enjoy.
\$875,000



SWALLER HILL

This listing is a combination of three legal lots: Lot # 1, 26.72 acres, Lot #3, 25.36 acres, and Lot #4, 10.1 acres, totaling 62.18 acres. This beautiful parcel is surrounded by thousands of acres of state forest. Spectacular views, cleared pastures, woods and total privacy. Driveway is roughed in and drivable. Under ground utilities included.
\$995,000

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281 County Route 3

Ancramdale, NY

Price Upon Request | 4 BD | 5 BA | 5,670 SF | 2,151 Acres



188 Nine Partners Lane

Millbrook, NY

\$2,600,000 | 3 BD | 6 BA | 2,614 SF | 31.40 Acres



129 West Meadow Road

Millbrook, NY

\$12,500,000 | 5 BD | 7 BA | 6,054 SF | 130.86 Acres



114 Brush Hill Road

Millbrook, NY

\$3,850,000 | 4 BD | 5 BA | 3,542 SF | 51.40 Acres



645 Tyrrel Road

Millbrook, NY

\$1,400,000 | 5 BD | 4 BA | 3,306 SF | 10.70 Acres



35 Appaloosa Lane

Millbrook, NY

\$925,000 | 4 BD | 4 BA | 3,136 SF | 9.30 Acres

COMPASS

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AMENIA, NY

NEW LISTING \$8,900,000

Rare Direct Lakefront Home in Silo Ridge Community. 5 En-Suite Luxury Bedrooms. 3 Fireplaces. 4-Season Pool & Spa. 3-Car Attached Heated Garage. Exceptional! **Graham Klemm. 860.868.7313.**

WARREN, CT

\$5,495,000

Rare Lake Waramaug Direct Waterfront Double Lot. 5 Bedrooms. 3 Fireplaces. Gazebo. Pergola. Lakefront Stone Terrace. Deepwater Dock. Unobstructed Views. 2.02± Acres. **Peter Klemm. 860.868.7313.**

SALISBURY, CT

NEW LISTING \$1,995,000

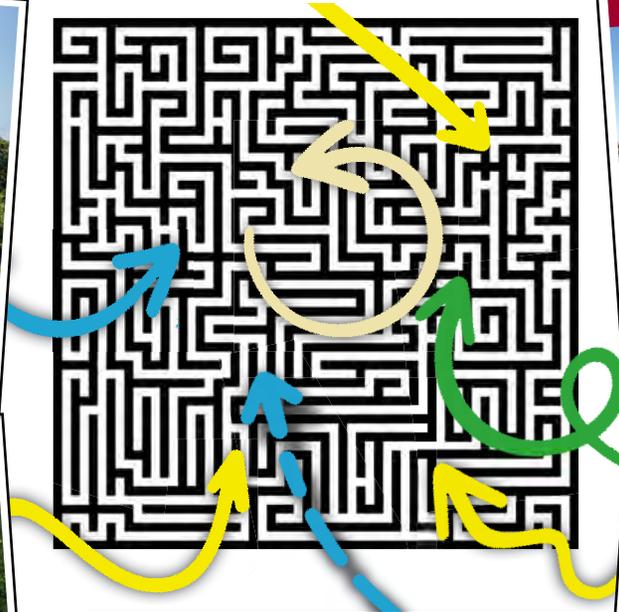
The Taconic School House. Whimsical & Eclectic. 3-4 Bedrooms. 4 Full Baths. Fireplace. Gunite Pool. Close to Twin Lakes. 2.92± Acres. **Graham Klemm. 860.868.7313.**

SALISBURY, CT

\$1,950,000

57.86± Acres. High Open Pastures. Mix of Light Woods & Open Grassland. Small Stream. Wonderful Views. **Graham Klemm. 860.868.7313.**

It Can Be A Maze.



SHARON, CT

NEW LISTING \$1,295,000

Stylish Modern with Views. 3 Bedrooms. 3.5 Baths. Fireplace. Deck. Firepit. Mudge Pond Beach Rights. 3.5± Acres. **Graham Klemm. 860.868.7313.**

LITCHFIELD, CT

\$985,000

Private Modern Barn-style. 3 Bedrooms. 3 Baths. 2 Fireplaces. Hot Tub. Enclosed Porch. Enchanting Grounds. Convenient Location. 3.37± Acres. **Cleve Fuessenich. 860.567.5060.**

LITCHFIELD, CT

\$550,000

Well-maintained Hunter's Chase Luxury Town House. 3 Bedrooms. 2.5 Baths. Club House. Pool. Basketball Court. Convenient Location. **Cleve Fuessenich. 860.567.5060.**

CORNWALL, CT

\$399,000

Prime 2 Unit Retail/Commercial Building. 2 Half Baths. Excellent Storage. Large Parking Area. 2,000+ Cars Per Day. 0.22± Acres. **Graham Klemm. 860.868.7313.**

COLEBROOK, CT

NEW LISTING \$295,000

43.96± Acres. Private Parcel. Lightly Wooded. Stonewalls. Roughed in Road to Mountain Peak. Potential Big Southern Views. Convenient Location. \$295,000. **Graham Klemm. 860.868.7313.**

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