

\$2,399,000 - 88 Orchard Avenue # Unit B, Rye

MLS® #860696

\$2,399,000

5 Bedroom, 5.00 Bathroom, 3,471 sqft

Residential on 0.16 Acres

N/A, Rye, NY

ENJOY THE SINGLE-FAMILY LIFESTYLE IN THIS BRAND-NEW TOWNHOME WITH LOW TAXES IN THE HEART OF RYE! Whether you are downsizing or upsizing, this luxury, new construction townhome is the perfect blend of luxury living just steps from all Rye has to offer. The home includes five spacious bedrooms and four-and-a-half beautifully appointed baths, showcasing detailed finishes and curated selections for the discriminating buyer. The open-concept main floor boasts a large great room with a gas fireplace, a custom-designed, chef's kitchen with quartz countertops, Thermador suite of appliances including double ovens, and a large island-perfect for entertaining. A private home office is ideally situated, perfect for all those Zoom calls. The luxurious master suite offers two sumptuous walk-in closets and a spa-like bath, a second bedroom with en suite bath plus two additional bedrooms on the second floor. The lower level family room includes a built-in wet bar with wine fridge, media, and game room area, all accessible to the spacious, lushly landscaped yard. A fifth bedroom and full bath are also located on the lower level, ideal for guests or an additional den, home office or gym. The home is fitted with a main level mudroom area and garage that is ready for your e-vehicle, plus plenty of off-street parking. Located up the street from the Y, known for its wonderful activities, including a year-round indoor pool. The close-knit community of Rye offers a great commute to the city, area



airports, fine dining, luxury shopping, and a vibrant downtown, all just steps away. Take a leisurely stroll to the train for a 45-minute commute to Grand Central Station.

Built in 2025

Essential Information

MLS® #	860696
Price	\$2,399,000
Sold Price	\$2,399,000
Date Sold	June 16th, 2025
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,471
Acres	0.16
Taxes	\$27,156
Year Built	2025
Type	Residential
Sub-Type	Condominium
Status	Closed

Community Information

Address	88 Orchard Avenue # Unit B
Subdivision	N/A
City	Rye
County	Westchester County
State	NY
Zip Code	10580

Amenities

Utilities	Cable Available, Electricity Connected, Propane, Sewer Connected, Trash Collection Public
Parking Spaces	2
Parking	Driveway, Garage
# of Garages	1

Interior

Interior	Hardwood
Interior Features	Chefs Kitchen, Double Vanity, Kitchen Island, Primary Bathroom, Open Floorplan, Open Kitchen, Quartz/Quartzite Counters, Tray Ceiling(s), Walk-In Closet(s), Washer/Dryer Hookup, Wired for Sound
Appliances	Dishwasher, Gas Cooktop, Microwave, Oven, Refrigerator, Stainless Steel Appliance(s), Tankless Water Heater
Heating	Propane
Cooling	Central Air
Has Basement	Yes
Basement	Finished
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	3

Exterior

Lot Description	Back Yard, Near Public Transit, Near School, Near Shops, Sprinklers In Front, Sprinklers In Rear
Windows	ENERGY STAR Qualified Windows
Exterior	Blown-In Insulation, HardiPlank Type, Stone

School Information

District	Rye City
Elementary	Osborn
Middle	Rye Middle School
High	Rye High School

Additional Information

Date Listed	May 12th, 2025
Days on Market	11
Levels	Tri-Level
Pets	Yes

Listing Details

Listing Courtesy of	Corcoran Legends Realty
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Listing information last updated on October 29th, 2025 at 9:45pm EDT