



**\$345,000**

## **10 COOKS COURT, HALFMOON, NY 12188**

<https://fallatigroup.com>

OPEN HOUSE CANCELLED! Multiple offers received! Welcome to this beautifully updated townhome in a fabulous location! Step inside to find rich Brazilian cherry hardwood floors, a stylish and functional layout, and many desirable updates throughout. A fully finished basement gives you extra living space. The backyard oasis surrounded by forever wild land is a true highlight, featuring 3 stamped concrete patios & lush landscaping surrounding an inviting in-ground pool. This home is truly an entertainer's dream, come see for yourself!

- 2 beds
- 2 baths
- Townhouse
- Residential
- Pending

### **Basics**



**Date added:** Added 3 months ago

**MLS ID:** 202527902

**List Agent Email:** ColleenBessette@fieldrealty.com

**Days On Market:** 3

**Living Area sqft:** 1148

**Category:** Residential

**Status:** Pending

**Bedrooms:** 2 beds

**Half baths:** 1 half bath

**Contingency:** Contingent - Continue to Show

**List Office Name:** Field Realty

**List Agent Office Phone:** 518-813-8014

**County:** Saratoga

**Lot Size Acres:** 0.17 acres

**Type:** Townhouse

**Total Rooms:** 7

**Bathrooms:** 2 baths

**Year built:** 1988

## Directions

**Directions:** Rt 9 to Lansing Ln to Cooks Ct.

## Building Details

**Construction Materials:** Vinyl Siding

**Garage:** 1

**Basement:** Finished, Full

**Windows:** Window Treatments

**Fencing:** Vinyl, Full

**Patio & Porch:** Pressure Treated Deck, Patio

**Garage Spaces:** 1

**Roof:** Asphalt

**Property Condition:** Updated/Remodeled

## Interior Features

**Floor Covering:** Carpet, Hardwood, Other

**Cooling:** Central Air

**Interior Features:** Solid Surface Counters, Wet Bar, Wired for Sound, Eat-in Kitchen

**Laundry Features:** In Bathroom

**Heating:** Forced Air, Natural Gas

**Appliances:** Dishwasher, Electric Oven, Microwave, Refrigerator, Tankless Water Heater, Washer/Dryer

**Above Grade Finished Area Source:** CRS

**Bathrooms Full:** 1



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# Exterior Features

**Exterior Features:** Drive-Paved, Lighting  
**Lot Size Area:** 0.17

**Lot Size Units:** Acres  
**Lot Features:** Level, Landscaped

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# Amenities & Features

**Sewer:** Public Sewer  
**Pool Features:** In Ground  
**Security Features:** Security Lights, Smoke Detector(s), Security System  
**Water:** Public  
**HOA Amenities:** None

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# Fees

**HOA Fee:** \$190  
**HOA Fee Includes:** Other  
**HOA Fee Frequency:** Annually

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# Financial

**Possession:** At Closing  
**Tax Annual Amount:** \$4,968  
**Tax Lot:** 20.001  
**Special Listing Conditions:** Standard  
**Tax Block:** 2  
**Tax Tract:** 285.21

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# School Information

**High School:** Shenendehowa  
**High School District:** Shenendehowa

