



**\$284,900**

## **100 SEVERSON AVENUE, GUILDERLAND, NY 12009**

<https://fallatigroup.com>

- 4 beds
- Single Family Residence
- Residential
- Active

Charming 4-bedroom, 2-bathroom home nestled in the heart of the village of Altamont! Just a short walk to the town center, you'll enjoy easy access to local restaurants, shops, and community events. This beautifully updated home offers a newer roof, windows, and siding, ensuring long-lasting durability. Inside, the home boasts refinished hardwood floors, new vinyl flooring, and fresh carpet throughout. The updated kitchen features brand-new cabinets, quartz countertops, and stainless-steel appliances, perfect for everyday use and entertaining. Outside, relax or entertain on the new paver patio in the spacious backyard. This move-in ready home with modern upgrades is ideal for those seeking both comfort and convenience in a peaceful, walkable community. Guilderland School District.

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### **Basics**



**Date added:** Added 3 months ago  
**List Office Name:** The Moffatt Group, Inc  
**List Agent Office Phone:** 518-429-4844  
**Living Area sqft:** 1215  
**Lot Size Dimensions:** 35.5X86.5  
**Type:** Single Family Residence  
**Total Rooms:** 6  
**Half baths:** 0 half baths  
**Zoning:** Single Residence

**MLS ID:** 202425667  
**List Agent Email:** diana@moffattrealestate.com  
**County:** Albany  
**Lot Size Acres:** 0.07 acres  
**Category:** Residential  
**Status:** Active  
**Bedrooms:** 4 beds  
**Year built:** 1952

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## Directions

**Directions:** From Guilderland Rt 146 towards Altamont. Go through Village and take left on Severson house on right.

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## Building Details

**Construction Materials:** Vinyl Siding  
**Basement:** Partial, Unfinished  
**Property Condition:** Updated/Remodeled  
**Fencing:** None

**Patio & Porch:** Patio  
**Roof:** Shingle  
**Architectural Style:** Bungalow

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## Interior Features

**Floor Covering:** Laminate, Marble, Wood  
**Cooling:** None  
**Above Grade Finished Area Source:** Public Records  
**Bathrooms Full:** 2

**Heating:** Baseboard, Oil, Wood Stove  
**Appliances:** Oven, Range, Refrigerator  
**Laundry Features:** In Basement  
**Bathrooms Total:** 2

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## Exterior Features



**Parking:** Carport

**Lot Size Units:** Acres

**View:** Creek/Stream

**Exterior Features:** Drive-Paved

**Lot Size Area:** 0.07

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## Amenities & Features

**Sewer:** Public Sewer

**Electric:** Circuit Breakers

**Water:** Public

**Waterfront Features:** Creek

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## Financial

**Possession:** At Closing

**Tax Annual Amount:** \$3,389.75

**Tax Lot:** 10.00

**Special Listing Conditions:** Standard

**Tax Block:** 1

**Tax Tract:** 48.06

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## School Information

**Elementary School:** Altamont

**High School District:** Guilderland

**High School:** Guilderland

