



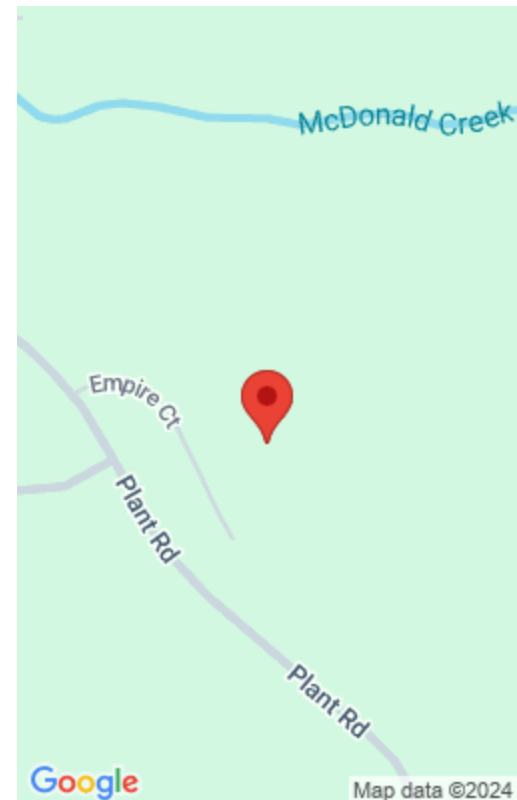
\$434,000

11 EMPIRE COURT, HALFMOON, NY 12065

<https://fallatigroup.com>

Lovely 3BR townhome in desirable Orchard Pointe in Halfmoon. Open and light with vaulted ceiling and long windows with transoms in Great Room. Exterior maintenance plan to take care of all the yard work so that you can relax and enjoy life. Quality abounds in these National Green Building Standard certified homes by Malta Development. Super efficient spray foam insulation makes for substantially lower utility bills. Full basement with egress window and 2-car garage. The Cortland features a mudroom with wainscotting and hooks, spacious Kitchen with center island, Quartz countertops and SS appliances. All 3BRs are spacious. To be built.

- 3 beds
- Townhouse
- Residential
- Active



Basics

Date added: Added 1 year ago

List Office Name: Beth Smith Realty Ltd

Days On Market: 122

Living Area sqft: 1984

Lot Size Dimensions: per deed

Type: Townhouse

Total Rooms: 8

Half baths: 1 half bath

MLS ID: 202316916

List Agent Email: bethsmithrealty@hotmail.com

County: Saratoga

Lot Size Acres: 0.79 acres

Category: Residential

Status: Active

Bedrooms: 3 beds

Directions

Directions: NW Exit 9 onto Rte 146 east. Cross over Rte 9, go through lights at Lowe's. Right on Plant Rd., bear right at fork to stay on Plant Rd., 1/2 mile to left on Empire Ct.

Building Details

Construction Materials: Vinyl Siding

Attached Garage: 1

Basement: Full

Windows: Egress Window, ENERGY STAR Qualified Windows

Garage: 1

Garage Spaces: 2

Roof: Asphalt

Architectural Style: Townhouse

Interior Features

Heating: Forced Air, Natural Gas

Appliances: Dishwasher, Gas Water Heater, Microwave, Oven, Range

Interior Features: Solid Surface Counters, Vaulted Ceiling(s), Walk-In Closet(s), Eat-in Kitchen, Kitchen Island

Bathrooms Full: 2

Cooling: Central Air

Fireplace: 1

Above Grade Finished Area Source: Builder

Bathrooms Total: 3



Exterior Features

Parking: Attached

Exterior Features: Drive-Paved, Lighting

Lot Size Units: Acres

Lot Size Area: 0.79

Amenities & Features

Sewer: Public Sewer

Water: Public

HOA Amenities: Recreation Facilities

Fees

HOA Fee: \$139

HOA Fee Frequency: Monthly

Additional

Buyer Agency Compensation: 2.50

**Sub Agency
Compensation:** 0.00

Compensation Disclaimer: The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.

Financial

Possession: Other

Special Listing Conditions: Required Reg Policy

Tax Annual Amount: \$306.91 **Tax Block:** 1

Tax Lot: 14.000

Tax Tract: 272.74

School Information



