



\$364,500

11 HANIFIN AVENUE, COLONIE, NY 12205

<https://fallatigroup.com>

Multiple Offer deadline is Sunday (2/15) at 9pm. Welcome home to this beautifully renovated 3-bedroom, 2.5-bath gem in the heart of the Village of Colonie-where thoughtful upgrades meet everyday comfort. From the moment you step inside, you'll notice how effortlessly this home lives. The spacious first-floor primary bedroom is a true retreat, featuring a walk-in closet with custom California Closets and the convenience buyers crave. Updated first-floor bathroom with a tub. The updated kitchen shines with granite countertops, newer cabinetry, and stainless steel appliances, making it as functional as it is stylish. An expanded dining area that overlooks the large private backyard, creates the perfect flow for daily living and entertaining, ideal for summer gatherings or quiet mornings with coffee. This level [...]

- 3 beds
- 3 baths
- Single Family Residence
- Residential
- Pending

Basics



Date added: Added 2 months ago
List Office Name: Rijo Realty Group
List Agent Office Phone: 518-892-6899
County: Albany
Lot Size Acres: 0.16 acres
Type: Single Family Residence
Total Rooms: 11
Bathrooms: 3 baths
Year built: 1952

MLS ID: 202611878
List Agent Email: joshua@rijorealty.com
Days On Market: 6
Living Area sqft: 1476
Category: Residential
Status: Pending
Bedrooms: 3 beds
Half baths: 1 half bath

Directions

Directions: Central Ave to Vly Rd to Loralee Dr to Daniel Ln to Hanifin Ave

Building Details

Construction Materials: Stone, Vinyl Siding
Garage Spaces: 1
Roof: Asphalt, Metal
Architectural Style: Traditional
Fencing: Vinyl, Fenced, Perimeter, Privacy

Attached Garage: 1
Basement: Full, Interior Entry, Sump Pump, Unfinished
Windows: Bay Window(s), Blinds, Double Pane Windows
Doors: Sliding Doors

Interior Features



Floor Covering: Carpet, Ceramic Tile, Hardwood, Vinyl

Cooling: Central Air

Interior Features: Paddle Fan, Ceramic Tile Bath

Laundry Features: Laundry Closet, Main Level

Heating: Forced Air, Natural Gas

Appliances: Dishwasher, Dryer, Electric Oven, Electric Water Heater

Above Grade Finished Area Source: Assessor

Bathrooms Full: 2

Exterior Features

Parking: Attached, Paved

Lot Size Units: Acres

Lot Features: Cleared, Landscaped

Exterior Features: Drive-Paved

Lot Size Area: 0.16

Amenities & Features

Utilities: Cable Available

Sewer: Public Sewer

Water: Public

Security Features: Security Lights, Smoke Detector(s)

Financial

Possession: At Closing

Special Listing Conditions: Standard

Tax Annual Amount: \$3,354.77

Tax Block: 3

Tax Lot: 64.000

Tax Tract: 29.11

School Information

Elementary School: Saddlewood ES **High School:** Colonie Central HS

High School District: South Colonie

