



\$449,000

## 116 COUNTY RT 67, SARATOGA, NY 12871

<https://fallatigroup.com>

Quiet and private country setting with 2.63 acres and VIEWS! Take down some trees to open up your views even more! Only about 15 minutes to the famous horse track and downtown Saratoga Springs! Would make an excellent 2nd home with AirBnB potential! Home is in need of updating but is priced to give you room to do work and truly make it your own! This 3BR/2 full bath home includes a first floor bedroom and two additional bedrooms on the second floor. Also, a finished basement w/ potential for a 4th BR. You will LOVE entertaining on the large deck. Located in the highly rated Schuylerville Schools. Spacious 4 car detached garage for all your toys. Centrally located- only 30 min [...]

- 3 beds
- Single Family Residence
- Residential
- Active

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### Basics



**Date added:** Added 4 months ago  
**List Office Name:** Keller Williams Capital Dist  
**List Agent Office Phone:** 518-573-5575  
**Living Area sqft:** 2216  
**Lot Size Dimensions:** 2.63  
**Type:** Single Family Residence  
**Total Rooms:** 12  
**Half baths:** 0 half baths

**MLS ID:** 202418805  
**List Agent Email:** abbeymccormick@gmail.com  
**County:** Saratoga  
**Lot Size Acres:** 2.63 acres  
**Category:** Residential  
**Status:** Active  
**Bedrooms:** 3 beds  
**Year built:** 1993

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## Directions

**Directions:** Route 29 to Stafford Bridge Rd to Route 67. House will be on left marked with a sign.

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## Building Details

**Construction Materials:** Vinyl Siding  
**Garage:** 1  
**Basement:** Finished, Full, Heated, Wood Stove  
**Architectural Style:** Colonial

**Patio & Porch:** Deck, Front Porch  
**Garage Spaces:** 4  
**Roof:** Asphalt  
**Fencing:** None

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## Interior Features

**Floor Covering:** Carpet, Wood  
**Cooling:** Wall Unit(s)  
**Fireplace:** 2

**Interior Features:** Cathedral Ceiling(s), Eat-in Kitchen

**Bathrooms Full:** 2

**Heating:** Baseboard, Hot Water, Propane Tank Leased

**Appliances:** Dishwasher, Freezer, Microwave, Range, Refrigerator, Washer/Dryer

**Fireplace Features:** Wood Burning Stove, Family Room, Living Room

**Laundry Features:** In Basement

**Bathrooms Total:** 2



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## Exterior Features

**Parking:** Detached, Driveway, Garage Door Opener

**Lot Size Units:** Acres

**Lot Features:** Private, Sloped, Views, Wooded, Satellite Dish

**Exterior Features:** None

**Lot Size Area:** 2.63

**View:** Mountain(s), Hills

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## Amenities & Features

**Sewer:** Septic Tank

**Electric:** 200+ Amp Service

**Water:** Drilled Well

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## 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.

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## Financial

**Possession:** At Closing

**Special Listing Conditions:** Standard

**Tax Annual Amount:** \$8,007

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## School Information

**Elementary School:** Schuylerville

**High School:** Schuylerville

**High School District:** Schuylerville

