



\$269,900

## 16 LAKE ROAD, COLONIE, NY 12205

<https://fallatigroup.com>

Welcome to this spacious home with LOW TAXES, nestled in the highly sought-after SOUTH COLONIE School District! Offering over 1,600 square feet of comfortable living space, this 3-bedroom, 1.5-bath residence blends functionality, value, and opportunity. The home includes an additional room on the second floor, ideal as a potential 4th bedroom, home office, game room, or playroom to suit your lifestyle needs. Step inside to a bright and inviting living room, highlighted by a beautiful bay window that fills the space with natural light, perfect for hosting gatherings or relaxing with family. Enjoy outdoor living in the large, fully fenced backyard—perfect for entertaining, gardening, or simply unwinding in your private space. Inside, you'll appreciate hardwood floors, replacement vinyl windows, a newer roof [...]

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

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### Basics



**Date added:** Added 3 months ago  
**List Office Name:** Berkshire Hathaway HomeServices Blake, REALTORS  
**List Agent Office Phone:** 518-395-9762  
**County:** Albany  
**Lot Size Acres:** 0.15 acres  
**Type:** Single Family Residence  
**Total Rooms:** 11  
**Bathrooms:** 2 baths  
**Year built:** 1950

**MLS ID:** 202613773  
**List Agent Email:** Rkarn@bhhsblake.com  
**Days On Market:** 16  
**Living Area sqft:** 1654  
**Category:** Residential  
**Status:** Pending  
**Bedrooms:** 3 beds  
**Half baths:** 1 half bath  
**Zoning:** Single Residence

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## Directions

**Directions:** From Central Ave to Nolan rd to Lake Rd

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## Building Details

**Construction Materials:** Vinyl Siding  
**Basement:** Bilco Doors, Full, Unfinished, Walk-Out Access  
**Roof:** Asphalt, Shingle  
**Windows:** Shutters, Bay Window(s)  
**Architectural Style:** Cape Cod  
**Fencing:** Wood, Chain Link, Fenced

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## Interior Features

**Floor Covering:** Hardwood, Laminate  
**Heating:** Natural Gas, Radiant  
**Cooling:** None  
**Appliances:** Dryer, Oven, Range, Refrigerator, Washer  
**Fireplace:** 1  
**Interior Features:** Paddle Fan, Eat-in Kitchen  
**Above Grade Finished Area Source:** CRS  
**Laundry Features:** In Basement  
**Bathrooms Full:** 1



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## Exterior Features

**Exterior Features:** None **Lot Size Units:** Acres

**Lot Size Area:** 0.15 **Lot Features:** Level, Road Frontage, Cleared, Landscaped

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## Amenities & Features

**Sewer:** Public Sewer

**Water:** Public

**Electric:** 150 Amp Service, Circuit Breakers

**Other Equipment:** Dehumidifier

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## Financial

**Possession:** Negotiable, Subject To Tenant Rights, At Closing

**Special Listing Conditions:** Standard

**Tax Annual Amount:** \$2,772.12

**Tax Block:** 3

**Tax Lot:** 40.000

**Tax Tract:** 42.17

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## School Information

**High School:** Colonie Central HS

**High School District:** South Colonie

