



**\$440,415**

## **17 KENDRA COURT, COLONIE, NY 12047**

<https://fallatigroup.com>

This BRAND NEW home will be complete THIS SUMMER!-Located at the end of the road, on the cul se sac, this home has an extra long driveway! Featuring 2 bedrooms, 2 bathrooms, a gorgeous kitchen with white quartz countertops, soft close cabinets, luxury vinyl plank flooring throughout the main areas- covered patio overlooking expansive green space- luxurious master suite with walk in tiled shower with bench seat, tall vanity cabinets, wide accessible doorways, one car garage attached, maintenance free with LOW HOA fee \$234/mo and low taxes totaling \$3636/year. Professional designed by Amedore Homes Design Studio- Gas fireplace with battery backup. OPEN HOUSE WED-SUN 12-4 - STOP INTO 53 WARDLEY CIRCLE TO START THE TOUR

- 2 beds
- Condominium
- Residential
- Active

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### **Basics**



**Date added:** Added 5 months ago

**List Office Name:** Amedore Homes

**County:** Albany

**Subdivision Name:** Canterbury Crossing Estate

**Category:** Residential

**New Construction:** 1

**Total Rooms:** 9

**Half baths:** 0 half baths

**MLS ID:** 202416431

**List Agent Email:** csheridan@amedorehomes.com

**Living Area sqft:** 1300

**Lot Size Acres:** 0.01 acres

**Type:** Condominium

**Status:** Active

**Bedrooms:** 2 beds

**Year built:** 2024

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## Directions

**Directions:** From Rt 9, turn onto Preston Drive. Continue straight through the traffic circle. Turn right onto Kendra Ct.

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## Building Details

**Construction Materials:** Stone, Vinyl Siding

**Garage:** 1

**Garage Spaces:** 1

**Roof:** Asphalt

**Architectural Style:** Condominium Unit

**Patio & Porch:** Covered, Patio

**Attached Garage:** 1

**Basement:** Slab

**Windows:** Screens, Double Pane Windows

**Doors:** Sliding Doors

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## Interior Features



**Floor Covering:** Carpet, Ceramic Tile, Vinyl

**Cooling:** Central Air

**Fireplace:** 1

**Interior Features:** High Speed Internet, Home Protection Plan, Ceramic Tile Bath, Eat-in Kitchen

**Laundry Features:** Electric Dryer Hookup, Laundry Room, Main Level, Washer Hookup

**Bathrooms Total:** 2

**Heating:** Forced Air, Humidity Control, Natural Gas

**Appliances:** Dishwasher, Disposal, Humidifier, Microwave, Oven, Range, Tankless Water Heater

**Fireplace Features:** Gas, Living Room

**Above Grade Finished Area Source:** Builder

**Bathrooms Full:** 2

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## Exterior Features

**Parking:** Attached, Driveway, Garage Door Opener, Off Street, Paved, Tandem

**Lot Size Units:** Acres

**Lot Features:** Meadow, Sprinklers In Front, Sprinklers In Rear, Cul-De-Sac, Landscaped

**Exterior Features:** Lighting

**Lot Size Area:** 0.01

**View:** Meadow, Trees/Woods

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## Amenities & Features

**Utilities:** Underground Utilities

**Water:** Public

**Accessibility Features:** Accessible Hallway(s)

**Security Features:** Smoke Detector(s), Firewall(s), Security System, Carbon Monoxide Detector(s)

**Sewer:** Public Sewer

**Electric:** Underground, 150 Amp Service

**HOA Amenities:** None

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## Fees

**HOA Fee:** \$234

**HOA Fee Frequency:** Monthly

**HOA Fee Includes:** Insurance, Maintenance Grounds, Maintenance Structure, Snow Removal



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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:** \$3,636

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## School Information

**High School:** Shaker HS

**High School District:** North Colonie (including Maplewood)

