



**\$499,900**

## **174 MENANDS ROAD, COLONIE, NY 12211**

<https://fallatigroup.com>

Classic Colonial in coveted Loudonville within the North Colonie School District .Set on a stunning 1-acre lot, this 4-bedroom, 2-full-bath home offers rare space, privacy, and lifestyle amenities in one of the area's most sought-after neighborhoods. Designed for entertaining, the property features a fenced yard, in-ground pool, and pool house, surrounded by mature landscaping and level grounds. Inside, enjoy timeless character blended with functionality: a living room with wood-burning fireplace, sunken great room, formal dining room, bright sunroom/den, and an updated eat-in country kitchen with stone counters and charming original wood plank flooring. A welcoming rocking-chair front porch adds to the home's classic appeal. Upstairs offers four generously sized bedrooms and a full bath, while the first floor includes an additional full bath and [...]

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

### **Basics**



**Date added:** Added 2 weeks ago

**List Office Name:** Clancy Real Estate

**List Agent Office Phone:** 518-461-9937

**County:** Albany

**Lot Size Acres:** 1 acres

**Type:** Single Family Residence

**Total Rooms:** 11

**Bathrooms:** 2 baths

**Year built:** 1880

**MLS ID:** 202611500

**List Agent Email:** kclancy514@gmail.com

**Days On Market:** 5

**Living Area sqft:** 2682

**Category:** Residential

**Status:** Pending

**Bedrooms:** 4 beds

**Half baths:** 0 half baths

## Directions

**Directions:** US-9 S to Menands Road. The house will be on the right.

## Building Details

**Construction Materials:** Vinyl Siding

**Garage Spaces:** 2

**Roof:** Asphalt

**Doors:** French Doors, Sliding Doors

**Garage:** 1

**Basement:** Interior Entry, Unfinished

**Architectural Style:** Colonial

**Fencing:** Chain Link

## Interior Features



<b>Floor Covering:</b> Carpet, Ceramic Tile, Laminate, Parquet	<b>Heating:</b> Baseboard, Hot Water, Natural Gas
<b>Cooling:</b> None	<b>Appliances:</b> Built-In Electric Oven, Cooktop, Dishwasher, Indoor Grill, Microwave, Refrigerator, Washer/Dryer
<b>Fireplace:</b> 1	<b>Fireplace Features:</b> Living Room
<b>Interior Features:</b> High Speed Internet, Paddle Fan, Vaulted Ceiling(s), Walk-In Closet(s), Built-in Features, Ceramic Tile Bath, Chair Rail, Eat-in Kitchen	<b>Above Grade Finished Area Source:</b> Public Records
<b>Laundry Features:</b> Main Level	<b>Bathrooms Full:</b> 2

## Exterior Features

<b>Parking:</b> Detached, Driveway, Off Street, Paved	<b>Exterior Features:</b> Lighting
<b>Lot Size Units:</b> Acres	<b>Lot Size Area:</b> 1
<b>Lot Features:</b> Level, Private, Landscaped	

## Amenities & Features

<b>Sewer:</b> Public Sewer	<b>Water:</b> Public
<b>Pool Features:</b> In Ground	

## Financial

<b>Possession:</b> At Closing	<b>Special Listing Conditions:</b> Estate
<b>Tax Annual Amount:</b> \$8,762.18	<b>Tax Block:</b> 6
<b>Tax Lot:</b> 6.000	<b>Tax Tract:</b> 43.04

## School Information

<b>High School:</b> Shaker HS	<b>High School District:</b> North Colonie (including Maplewood)
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