



**\$388,000**

## **19 DRAWBRIDGE DRIVE, GUILDERLAND, NY 12203**

<https://fallatigroup.com>

Welcome to this 3 bedroom, 2.5 bath Ashley ranch, conveniently located in Guilderland NY. Solid home with many upgrades, beautiful large fenced in yard, Guilderland schools, wood fireplace, walkable neighborhood, close to everything Guilderland has to offer, Electric car charger station on premises!

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

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### **Basics**



**Date added:** Added 2 months ago

**List Office Name:** Field Realty

**List Agent Office Phone:** 518-330-8360

**County:** Albany

**Lot Size Acres:** 0.37 acres

**Type:** Single Family Residence

**Total Rooms:** 8

**Bathrooms:** 3 baths

**Year built:** 1959

**MLS ID:** 202521646

**List Agent Email:** jimlyman@fieldrealty.com

**Days On Market:** 4

**Living Area sqft:** 1388

**Category:** Residential

**Status:** Pending

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

## Directions

**Directions:** Route 20 (Western Ave.) to Alvina south, to Northgate right, to Drawbridge right. First house on left #19.

## Building Details

**Construction Materials:** Aluminum Siding

**Garage:** 1

**Basement:** Exterior Entry, Finished, Full, Heated, Interior Entry, Walk-Out Access

**Property Condition:** Updated/Remodeled

**Fencing:** Back Yard

**Patio & Porch:** Deck, Front Porch

**Garage Spaces:** 2

**Roof:** Asphalt, Shingle

**Architectural Style:** Ranch

## Interior Features



<b>Floor Covering:</b> Carpet, Hardwood, Laminate	<b>Heating:</b> Forced Air, Natural Gas
<b>Cooling:</b> Central Air	<b>Appliances:</b> Built-In Electric Oven, Dishwasher, Double Oven, Gas Water Heater, Microwave, Refrigerator, Washer/Dryer
<b>Fireplace:</b> 1	<b>Fireplace Features:</b> Living Room, Wood Burning
<b>Interior Features:</b> Eat-in Kitchen, Kitchen Island	<b>Above Grade Finished Area Source:</b> CRS
<b>Laundry Features:</b> In Basement, Laundry Room	<b>Bathrooms Full:</b> 2

## Exterior Features

<b>Parking:</b> Driveway, Garage Door Opener, Off Street, Paved	<b>Exterior Features:</b> Drive-Paved, Garden
<b>Lot Size Units:</b> Acres	<b>Lot Size Area:</b> 0.37
<b>Lot Features:</b> Level, Private, Cleared, Garden	

## Amenities & Features

<b>Utilities:</b> Cable Connected	<b>Sewer:</b> Public Sewer
<b>Water:</b> Public	<b>Electric:</b> 200+ Amp Service
<b>Security Features:</b> Smoke Detector(s), Security System, Carbon Monoxide Detector(s)	

## Financial

<b>Possession:</b> At Closing	<b>Special Listing Conditions:</b> Standard
<b>Tax Annual Amount:</b> \$5,533.24	<b>Tax Block:</b> 5
<b>Tax Lot:</b> 42.000	<b>Tax Tract:</b> 51.08

## School Information



