



## 20 RICHMOND STREET, COLONIE, NY 12205

<https://fallatigroup.com>

Excellent opportunity to add a fully updated two-family to your rental portfolio or live owner-occupied. Both units have been completely renovated with new flooring, modern kitchens featuring new cabinets and stainless steel appliances, and fully updated bathrooms. Major improvements include a new water heater, roof (2020), windows, and vinyl siding. Each unit has its own laundry area and enclosed back porch. The property also offers a spacious fenced backyard with raised garden beds, a permitted greenhouse and a chicken coop which is negotiable. Currently divided by a fence, the yard will be opened up into one large lot. Additional highlights include separate utilities, off-street parking with a driveway, and a convenient location within the South Colonie School District. Schedule your showing today!

**\$295,000**

- 6 beds
- 2 baths
- Duplex
- MultiFamily
- Pending

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### Basics



**Date added:** Added 2 months ago

**List Office Name:** Romeo Team Realty

**Days On Market:** 12

**Living Area sqft:** 1936

**Category:** MultiFamily

**Status:** Pending

**Bathrooms:** 2 baths

**Year built:** 1890

**MLS ID:** 202527121

**List Agent Email:** michelle@romeoteamrealty.com

**County:** Albany

**Lot Size Acres:** 0.15 acres

**Type:** Duplex

**Bedrooms:** 6 beds

**Half baths:** 0 half baths

## Directions

**Directions:** From I-87 S to Albany, take exit 5 from I-90 E. L onto Everett Rd Ext. R at the 2nd cross street onto Exchange St. R onto Cobee Ln. L onto Richmond St. House on R.

## Building Details

**Construction Materials:** Vinyl Siding

**Basement:** Full

**Architectural Style:** Traditional

**Patio & Porch:** Rear Porch, Enclosed

**Roof:** Flat, Rubber

**Fencing:** Back Yard, Chain Link

## Interior Features

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

**Cooling:** Window Unit(s)

**Above Grade Finished Area Source:** CRS

**Bathrooms Full:** 2

**Heating:** Baseboard, Electric, Hot Water, Natural Gas

**Interior Features:** Solid Surface Counters, High Speed Internet, Built-in Features, Ceramic Tile Bath

**Laundry Features:** Laundry Room, Main Level, Upper Level

## Exterior Features



**Parking:** Driveway, Paved

**Lot Size Units:** Acres

**Lot Features:** Landscaped, Garden

**Exterior Features:** Garden

**Lot Size Area:** 0.15

## Amenities & Features

**Sewer:** Public Sewer

**Water:** Public

## Financial

**Possession:** At Closing

**Special Listing Conditions:** Standard

**Tax Annual Amount:** \$4,123.94

## School Information

**High School:** Colonie Central HS

**High School District:** South Colonie

