



23 GRONCZNIK ROAD, STILLWATER, NY 12170

<https://fallatigroup.com>

Just completed and move-in ready, this stunning Thornquist Construction custom-built home offers 2,306 square feet of thoughtfully designed living space on a flat, private 2-acre homesite with scenic views of the Vermont mountains. Crafted with quality and attention to detail, this home is loaded with custom upgrades throughout, including 4 1/4" hardwood flooring across the entire first floor and second-floor hallway, complemented by stylish tile in the first-floor powder room and mudroom. The spacious mudroom features a custom bench and locker system—perfect for everyday organization and functionality. Set on a generous parcel of land ideal for outdoor living, entertaining, or future expansion, this property combines privacy, craftsmanship, and picturesque surroundings. A rare opportunity to own a brand-new custom home in a peaceful [...]

\$729,900

- 4 beds
- 3 baths
- Single Family Residence
- Residential
- Active



Basics

Date added: Added 5 days ago	MLS ID: 202611904
List Office Name: Sterling Real Estate Group	List Agent Email: rickgargiulo518@gmail.com
List Agent Office Phone: 518-369-7804	County: Saratoga
Living Area sqft: 2306	Lot Size Acres: 2 acres
Category: Residential	Type: Single Family Residence
Status: Active	Total Rooms: 13
Bedrooms: 4 beds	Bathrooms: 3 baths
Half baths: 1 half bath	Year built: 2026
Zoning: Single Residence	

Directions

Directions: Lake Rd to Blizzard Rd, left on Blizzard Rd. straight to Gronczniak Rd on left

Building Details

Construction Materials: Vinyl Siding	Patio & Porch: Front Porch
Garage: 1	Attached Garage: 1
Garage Spaces: 2	Basement: Full, Interior Entry, Unfinished
Roof: Shingle	Windows: Low Emissivity Windows, Screens, Egress Window, ENERGY STAR Qualified Windows
Architectural Style: Colonial, Craftsman, Custom	Doors: Sliding Doors

Interior Features



Floor Covering: Carpet, Hardwood, Tile

Cooling: Central Air

Fireplace: 1

Interior Features: High Speed Internet, Paddle Fan, Radon System, Walk-In Closet(s), Wall Paneling, Ceramic Tile Bath, Dry Bar

Laundry Features: Electric Dryer Hookup, Laundry Room, Upper Level, Washer Hookup

Heating: Forced Air, Propane, Propane Tank Owned

Appliances: Dishwasher, Disposal, Gas Oven, Gas Water Heater, Humidifier, Microwave, Range, Range Hood, Refrigerator

Fireplace Features: Family Room, Gas

Above Grade Finished Area Source: Builder

Bathrooms Full: 2

Exterior Features

Parking: Attached, Driveway, Garage Door Opener, Paved

Lot Size Units: Acres

Lot Features: Secluded, Level, Meadow, Private, Road Frontage, Views, Cleared, Landscaped

Exterior Features: Drive-Paved

Lot Size Area: 2

View: Meadow, Mountain(s), Pasture

Amenities & Features

Utilities: Cable Available

Sewer: Septic Tank

Electric: 200+ Amp Service

Security Features: Smoke Detector(s), Carbon Monoxide Detector(s)

Financial

Possession: At Closing

Tax Block: 1

Tax Tract: 220.

Special Listing Conditions: Standard

Tax Lot: 38.112

School Information



Elementary School: Stillwater

High School: Stillwater

High School District: Stillwater

