



## 2368 TROY SCHENECTADY ROAD, NISKAYUNA, NY 12309

<https://fallatigroup.com>

Open House! Sunday, July 20th 12-2 PM. Beautifully maintained 3-bedroom, 2-bath ranch in the highly desirable Niskayuna School District! This home offers the ease of one-level living with a spacious living room featuring a cozy fireplace and a bright sunroom that provides year-round natural light. The large yard offers plenty of space for outdoor activities, gardening, or future expansion. Recent mechanical updates include a high-efficiency HVAC system, water softener, hot water circulator, and a modern security system—providing comfort and reliability. Parking for up to 8 vehicles. Conveniently located near shopping, dining, parks, and schools. A rare opportunity to own a home that balances comfort, charm, and an unbeatable location.

**\$339,900**

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

### Basics



**Date added:** Added 4 weeks ago

**List Office Name:** McCurdy Real Estate Group, Inc

**List Agent Office Phone:** 518-281-3108

**County:** Schenectady

**Lot Size Acres:** 1 acres

**Category:** Residential

**Status:** Active

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

**Zoning:** Single Residence

**MLS ID:** 202520945

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

**Days On Market:** 19

**Living Area sqft:** 1456.2

**Lot Size Dimensions:** 120 x 430

**Type:** Single Family Residence

**Total Rooms:** 10

**Bathrooms:** 2 baths

**Year built:** 1982

## Directions

**Directions:** From I-87, take Exit 6. Head west on Rt 7—2368 Troy Schenectady Rd. is on the right.

## Building Details

**Construction Materials:** Vinyl Siding

**Garage:** 1

**Basement:** Full, Interior Entry, Sump Pump

**Windows:** Blinds, Curtain Rods, Double Pane Windows

**Doors:** Sliding Doors

**Patio & Porch:** Patio

**Garage Spaces:** 2

**Roof:** Asphalt

**Architectural Style:** Ranch

**Fencing:** None

## Interior Features



**Floor Covering:** Carpet, Hardwood

**Cooling:** Central Air

**Fireplace:** 1

**Interior Features:** Paddle Fan, Solid Surface Counters, Cathedral Ceiling(s)

**Laundry Features:** In Basement

**Bathrooms Total:** 2

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

**Appliances:** Dishwasher, Dryer, Microwave, Oven, Refrigerator, Washer, Water Softener

**Fireplace Features:** Living Room

**Above Grade Finished Area Source:** CRS

**Bathrooms Full:** 2

## Exterior Features

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

**Lot Size Units:** Acres

**Lot Features:** Level

**Exterior Features:** Drive-Paved

**Lot Size Area:** 1

## Amenities & Features

**Utilities:** Cable Available

**Water:** Public

**Security Features:** Security System

**Sewer:** Public Sewer

**Electric:** 200+ Amp Service

## Financial

**Possession:** At Closing

**Tax Annual Amount:** \$6,458.32

**Tax Lot:** 64.001

**Special Listing Conditions:** Standard

**Tax Block:** 2

**Tax Tract:** 50.20

## School Information

**High School:** Niskayuna

**High School District:** Niskayuna

