



\$634,720

**26 SADDLEBROOK BOULEVARD, BALLSTON,
NY 12019**

<https://fallatigroup.com>

- 4 beds
- Single Family Residence
- Residential
- Active

Phase V, Many models to choose from with 1/2+ acre lots. Public utilities, natural gas, no HOA, generous included features; granite and quartz countertops, whirlpool ss appliances, schrock cabinetry, gas fireplace, central air, work with Interior Designer

Basics



Date added: Added 9 months ago

List Office Name: Howard Hanna

List Agent Office Phone:
518-495-8380

County: Saratoga

Lot Size Acres: 0.51 acres

Category: Residential

New Construction: 1

Total Rooms: 14

Half baths: 1 half bath

Zoning: Single Residence

MLS ID: 202429397

List Agent Email: dianeeichel@howardhanna.com

Days On Market: 1

Living Area sqft: 1938

Lot Size Dimensions: 117,6 x 183.95 x 124.77x178.53

Type: Single Family Residence

Status: Active

Bedrooms: 4 beds

Year built: 2024

Directions

Directions: I87N to Exit 11 to Round Lake Rd, right on Eastline, left on Kelley Farms Rd, left on Saddlebrook

Building Details

Construction Materials: Aluminum Siding

Garage: 1

Garage Spaces: 2

Roof: Shingle

Architectural Style: Colonial

Fencing: None

Patio & Porch: Covered, Front Porch

Attached Garage: 1

Basement: Sump Pump, Unfinished

Windows: Egress Window, ENERGY STAR Qualified Windows

Doors: ENERGY STAR Qualified Doors

Interior Features



Floor Covering: Carpet, Ceramic Tile, Vinyl

Cooling: Central Air

Fireplace: 800

Interior Features: High Speed Internet, Radon System, Walk-In Closet(s), Ceramic Tile Bath, Eat-in Kitchen, Kitchen Island

Laundry Features: Laundry Room, Main Level

Bathrooms Total: 3

Heating: Natural Gas

Appliances: Dishwasher, Electric Oven, Range Hood

Fireplace Features: Family Room, Gas

Above Grade Finished Area Source: Estimated

Bathrooms Full: 2

Exterior Features

Parking: Attached, Driveway, Garage Door Opener, Paved

Lot Size Units: Acres

Lot Features: Road Frontage, Sprinklers In Front, Cleared, Cul-De-Sac, Landscaped

Exterior Features: Drive-Paved

Lot Size Area: 0.51

View: None

Amenities & Features

Utilities: Cable Available

Water: Public

Other Equipment: Irrigation Equipment

Sewer: Public Sewer

Electric: 200+ Amp Service

Financial

Possession: At Closing

Tax Annual Amount: \$89.88

Tax Lot: 4.000

Special Listing Conditions: 48 Hour Contingency

Tax Block: 2

Tax Tract: 239.15

School Information



Elementary School: Chango

High School: Shenendehowa

High School District: Shenendehowa

