



\$389,000

3 LAUNFAL STREET, COLONIE, NY 12205

<https://fallatigroup.com>

Welcome to this beautifully cared for 12-year-young home offering comfort, convenience, and modern features throughout. The open layout is ideal for everyday living, with new LVT flooring, a stylish kitchen featuring ceramic tile, stainless steel appliances, and a walk-in pantry. Step through the sliding glass doors to enjoy a fully fenced yard and patio—perfect for outdoor gatherings. Upstairs, you'll find a spacious primary suite with a walk-in closet, second-floor laundry, and generously sized bedrooms. Central air and a 2-car garage complete the package. Prime location near shops and dining!

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

Basics



Date added: Added 16 hours ago

List Office Name: McCurdy Real Estate Group, Inc

List Agent Office Phone: 518-244-0189

Living Area sqft: 1740

Lot Size Dimensions: 75 x 100

Type: Single Family Residence

Total Rooms: 10

Bathrooms: 3 baths

Year built: 2013

MLS ID: 202522026

List Agent Email: BoChen421@gmail.com

County: Albany

Lot Size Acres: 0.17 acres

Category: Residential

Status: Active

Bedrooms: 3 beds

Half baths: 1 half bath

Directions

Directions: Take I-87 S to Exit 2E for NY-5 E/Central Ave toward Albany (approx. 4.6 mi). Continue on Central Ave for approx. 1.5 miles, to a right on Rooney Ave, right on Alsen St- right onto Isbestor St, which becomes Norton St. Then turn left onto Launfal St.

Building Details

Construction Materials: Vinyl Siding

Attached Garage: 1

Basement: Slab

Architectural Style: Colonial

Fencing: Fenced

Patio & Porch: Patio

Garage Spaces: 2

Roof: Asphalt

Doors: Sliding Doors

Interior Features



Floor Covering: Ceramic Tile

Cooling: Central Air

Interior Features: High Speed Internet,
Paddle Fan

Laundry Features: Laundry Closet, Upper
Level

Heating: Forced Air, Natural Gas

Appliances: Dishwasher, Microwave, Oven,
Range, Refrigerator

Above Grade Finished Area Source: CRS

Bathrooms Full: 2

Exterior Features

Parking: Attached, Off Street, Paved

Lot Size Units: Acres

Lot Features: Level

Exterior Features: Drive-Paved, Lighting

Lot Size Area: 0.17

Amenities & Features

Utilities: Cable Available, Underground Utilities

Sewer: Public Sewer

Water: Public

Financial

Possession: At Closing

Special Listing Conditions: Standard

Tax Annual Amount: \$6,149.48

School Information

Elementary School: Roessleville ES **High School:** Colonie Central HS

High School District: South Colonie

