



**\$564,900**

## **31 TAMARACK STREET, BALLSTON, NY 12019**

<https://fallatigroup.com>

To be built. So many options & upgrades to choose from! Come & customize your dream home today. Walking trails, community park area, sidewalks & street lights are just a few of the amazing things we offer. Rendering is for reference only and may show upgrades not included in the base price. Lot premiums may apply.

- 3 beds
- Single Family Residence
- Residential
- Active

### **Basics**



**Date added:** Added 8 months ago

**List Office Name:** Tailored Real Estate Group

**List Agent Office Phone:** 518-469-0757

**Living Area sqft:** 2410

**Lot Size Acres:** 0.17 acres

**Type:** Single Family Residence

**Status:** Active

**Bedrooms:** 3 beds

**MLS ID:** 202422971

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

**County:** Saratoga

**Subdivision Name:** Timber Creek Preserve

**Category:** Residential

**New Construction:** 1

**Total Rooms:** 13

**Half baths:** 1 half bath

## Directions

**Directions:** Northway exit 11, Round Lake Rd to Eastline Rd. Left on Eastline Rd; Timber Creek Preserve on the right side.

## Building Details

**Construction Materials:** Vinyl Siding

**Garage Spaces:** 2

**Roof:** Asphalt

**Garage:** 1

**Basement:** Full, Unfinished

**Architectural Style:** Colonial

## Interior Features

**Floor Covering:** Carpet, Laminate, Vinyl

**Cooling:** Central Air

**Fireplace:** 1

**Interior Features:** Walk-In Closet(s), Eat-in Kitchen

**Bathrooms Full:** 2

**Heating:** Forced Air, Natural Gas

**Appliances:** Disposal, Gas Water Heater

**Fireplace Features:** Family Room, Gas

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

**Bathrooms Total:** 3



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## Exterior Features

<b>Parking:</b> Driveway	<b>Exterior Features:</b> Drive-Paved, Lighting
<b>Lot Size Units:</b> Acres	<b>Lot Size Area:</b> 0.17
<b>Lot Features:</b> Landscaped	

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## Amenities & Features

<b>Utilities:</b> Cable Available, Underground Utilities	<b>Sewer:</b> Public Sewer
<b>Water:</b> Public	<b>HOA Amenities:</b> None
<b>Security Features:</b> Smoke Detector(s), Carbon Monoxide Detector(s)	

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## Fees

<b>HOA Fee:</b> \$165	<b>HOA Fee Frequency:</b> Quarterly
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## Additional

**Compensation Disclaimer:** .

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## Financial

<b>Possession:</b> Other, At Closing	<b>Special Listing Conditions:</b> Required Reg Policy
<b>Tax Annual Amount:</b> \$11,000	<b>Tax Block:</b> 1
<b>Tax Lot:</b> 45	<b>Tax Tract:</b> 249.67

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## School Information



**Elementary School:** Chango

**High School:** Shenendehowa

**High School District:** Shenendehowa

