



\$544,605

31 WINTERBERRY LANE, STILLWATER, NY 12118

<https://fallatigroup.com>

To Be Built. Welcome to Luthers Woods, positioned on 105 acres of wooded picturesque prime Saratoga County land. Located just 2 miles from Global Foundries and close to I87 exits 11 and 12 as well as Saratoga Lake. An intimate neighborhood setting with 39 single family home sites ranging in size from a half acre to 14 acres. Several plans to choose from that are decked out with a robust array of standard features. Superior Condition, To Be Built Condition. Call Listing Agent for more details.

- 3 beds
- Single Family Residence
- Residential
- Pending



Basics

Date added: Added 1 year ago

List Office Name: Howard Hanna

List Agent Office Phone: 518-369-7804

County: Saratoga

Lot Size Acres: 0.49 acres

Category: Residential

Status: Pending

Bedrooms: 3 beds

MLS ID: 202315197

List Agent Email: rickgargiulo@howardhanna.com

Days On Market: 45

Living Area sqft: 2059

Lot Size Dimensions: 0.49 Acres

Type: Single Family Residence

Total Rooms: 8

Half baths: 1 half bath

Directions

Directions: From Northway Exit 12, Route 67 East to Route 9 South to Stonebreak Rd, Right on 100 Acre Woods Way, Left on Luther Forest Blvd to Cordero Blvd, Right on Cold Springs Rd. **GPS Directions to intersection of Elmore Robinson and Cold Springs Rd.

Building Details

Construction Materials: Vinyl Siding

Garage: 1

Garage Spaces: 2

Roof: Asphalt

Doors: Sliding Doors

Patio & Porch: Porch

Attached Garage: 1

Basement: Full

Architectural Style: 2 Story, Colonial

Interior Features



Floor Covering: Carpet, Ceramic Tile, Wood

Cooling: Central Air

Fireplace: 1

Interior Features: Solid Surface Counters, Walk-In Closet(s), Granite Counters, Eat-in Kitchen

Laundry Features: Laundry Room, Upper Level

Bathrooms Total: 3

Heating: Forced Air, Propane

Appliances: Dishwasher, Microwave, Oven, Range

Fireplace Features: Living Room

Above Grade Finished Area Source: Builder

Bathrooms Full: 2

Exterior Features

Parking: Attached, Garage Door Opener, Off Street

Lot Size Units: Acres

Lot Features: Wooded

Exterior Features: Lighting

Lot Size Area: 0.49

Amenities & Features

Sewer: Public Sewer

Water: Public

Additional

Buyer Agency Compensation: 2.50

Sub Agency Compensation: 0.00

Compensation Disclaimer: The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.

Financial



Special Listing Conditions: Required Reg Policy

Tax Block: 1

Tax Tract: 241.15

Tax Annual Amount: \$9,031

Tax Lot: 16

School Information

Elementary School: Stillwater

High School District: Stillwater

High School: Stillwater

