



**\$450,000**

## **325 RIVER ROAD, STILLWATER, NY 12170**

<https://fallatigroup.com>

Waterfront living at its best! Step out your front door to the serenity of 50 feet of frontage on the river with your own dock big enough for your boat and jet ski. Enjoy gorgeous sunrises and sunsets from your two new front Trex porches on this secluded, quiet street. Double garage with workshop on one side. Inside you have 3 bedrooms with the possibility for a fourth, stone kitchen countertops, shiplap, wood flooring plus a Fotile hood and new LG gas range. A rare find for those seeking charm and tranquility on the water! (Please see full list of upgrades in Documents section including new tankless water heater!)

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

### **Basics**



**Date added:** Added 5 days ago

**List Office Name:** KW Platform

**List Agent Office Phone:** 518-281-6808

**Living Area sqft:** 1785

**Lot Size Dimensions:** 50X358.9

**Type:** Single Family Residence

**Total Rooms:** 9

**Bathrooms:** 3 baths

**Year built:** 1955

**MLS ID:** 202524153

**List Agent Email:** scottvarley@kw.com

**County:** Saratoga

**Lot Size Acres:** 0.4 acres

**Category:** Residential

**Status:** Active

**Bedrooms:** 3 beds

**Half baths:** 0 half baths

## Directions

**Directions:** Route 4 to River Road

## Building Details

**Construction Materials:** Vinyl Siding

**Garage:** 1

**Basement:** Crawl Space

**Architectural Style:** Old Style

**Patio & Porch:** Waterfront Deck, Composite Deck, Deck, Front Porch, Patio, Porch

**Garage Spaces:** 1

**Roof:** Asphalt

## Interior Features

**Floor Covering:** Hardwood, Tile, Wood

**Cooling:** Wall Unit(s)

**Interior Features:** Walk-In Closet(s)

**Laundry Features:** Laundry Room, Main Level

**Heating:** Forced Air, Oil, Propane, Propane Tank Leased

**Appliances:** Dishwasher, Freezer, Gas Oven, Range, Range Hood, Refrigerator, Washer/Dryer

**Above Grade Finished Area Source:** CRS

**Bathrooms Full:** 3



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## Exterior Features

<b>Parking:</b> Detached, Driveway, Garage Door Opener, Off Street, Paved, Workshop in Garage	<b>Exterior Features:</b> Drive-Paved, Garden
<b>Lot Size Units:</b> Acres	<b>Lot Size Area:</b> 0.4
<b>Lot Features:</b> Level, Views, Cleared, Landscaped, Waterfront	<b>View:</b> River

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## Amenities & Features

<b>Utilities:</b> Cable Connected	<b>Sewer:</b> Septic Tank
<b>Water:</b> Other	<b>Waterfront Features:</b> Lake/River Across Rd, River Front
<b>Body of Water:</b> Hudson River	<b>Security Features:</b> Smoke Detector(s)

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## Financial

<b>Possession:</b> At Closing	<b>Special Listing Conditions:</b> Standard
<b>Tax Annual Amount:</b> \$4,927.38	<b>Tax Block:</b> 1
<b>Tax Lot:</b> 30.000	<b>Tax Tract:</b> 209.00

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## School Information

<b>Elementary School:</b> Stillwater	<b>High School:</b> Stillwater
<b>High School District:</b> Stillwater	

