



Global MLS

**\$599,000**

## **325 ROUTE 423, SARATOGA SPRINGS, NY 12866**

<https://fallatigroup.com>

Fully Renovated, Peaceful Setting with Stream & Pool. Step into timeless charm and modern comfort with this beautifully renovated 1930s Cape Cod-style home, nestled in a serene, storybook setting. From the moment you arrive, you'll be enchanted by the lush green lawn, mature trees, and the soothing sound of a rolling stream that winds gently through the property. Inside, this cozy yet spacious home has been thoughtfully reimagined with all the comforts of today, while preserving its original character. Brand new hardwood floors flow throughout the sun-filled rooms, complemented by a stunning new stone gas fireplace – the perfect centerpiece for cozy evenings. The fully updated kitchen features sleek Samsung stainless steel appliances, stone countertops, and modern cabinetry, ideal for both.

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



## Basics

**Date added:** Added 4 months ago

**MLS ID:** 202526727

**List Agent Email:** Office@TheGreeneRealtyGroup.com

**Days On Market:** 10

**Living Area sqft:** 1600

**Category:** Residential

**Status:** Pending

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Zoning:** Single Residence

**Contingency:** Contingent - Continue to Show

**List Office Name:** The Greene Realty Group

**List Agent Office Phone:**  
860-560-1006

**County:** Saratoga

**Lot Size Acres:** 1 acres

**Type:** Single Family Residence

**Total Rooms:** 14

**Bathrooms:** 3 baths

**Year built:** 1930

## Directions

**Directions:** NY Rte 423

## Building Details

**Construction Materials:** Block, Drywall, Stone, Vinyl Siding

**Garage:** 1

**Basement:** Bath/Stubbed, Finished, Heated, Interior Entry, Sump Pump

**Windows:** Blinds, Double Pane Windows

**Doors:** ENERGY STAR Qualified Doors

**Patio & Porch:** Pressure Treated Deck, Deck

**Garage Spaces:** 1

**Roof:** Shingle

**Architectural Style:** Cape Cod, Craftsman

**Fencing:** Wood, Partial

## Interior Features



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

**Cooling:** Central Air

**Fireplace:** 1

**Interior Features:** High Speed Internet, Radon System, Solid Surface Counters, Tray Ceiling(s), Vaulted Ceiling(s), Ceramic Tile Bath, Crown Molding

**Laundry Features:** Laundry Closet, Main Level

**Heating:** Fireplace Insert, Forced Air, Propane, Propane Tank Owned

**Appliances:** Ice Maker, Dryer, ENERGY STAR Qualified Appliances, Gas Oven, Gas Water Heater, Humidifier, Instant Hot Water, Microwave, Oven, Range, Refrigerator, Tankless Water Heater, Washer, Washer/Dryer, Water Softener

**Fireplace Features:** Dining Room, Gas, Insert, Living Room

**Above Grade Finished Area Source:** Builder

**Bathrooms Full:** 2

## Exterior Features

**Parking:** Driveway, Garage Door Opener, Off Street, Paved, Workshop in Garage

**Lot Size Units:** Acres

**Lot Features:** Other, Rolling Slope, Secluded, Private, Road Frontage, Garden, Landscaped

**Exterior Features:** Barn, Drive-Paved, Garden, Gas Grill, Lighting, Outdoor Bar

**Lot Size Area:** 1

**View:** Trees/Woods, Creek/Stream, Garden

## Amenities & Features

**Utilities:** Cable Connected

**Electric:** 200+ Amp Service, Circuit Breakers

**Other Equipment:** Fuel Tank(s), Grinder Pump

**Sewer:** Septic Tank

**Pool Features:** In Ground, Outdoor Pool

**Security Features:** Smoke Detector(s), Carbon Monoxide Detector(s), Fire Alarm

## Financial



**Possession:** Negotiable

**Special Listing Conditions:** Standard

**Tax Annual Amount:** \$4,500

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## School Information

**Elementary School:** Stillwater

**High School:** Stillwater

**High School District:** Stillwater

