



\$1,450,000

4 BEACH COURT, SARATOGA SPRINGS, NY 12866

<https://fallatigroup.com>

Welcome to an exceptional luxury waterfront townhouse on Saratoga Lake, nestled within the highly sought-after Watersedge community. This residence has been meticulously renovated from top to bottom, showcasing elegant modern finishes and premium designer fixtures throughout. Featuring 3 bedrooms and 2.5 baths, this home offers an inviting open concept living area with a new sliding glass door leading to a composite deck that captures breathtaking lake views. The reimagined kitchen boasts sleek new countertops, an upgraded sink and garbage disposal, and a brand-new range (2024). All bathrooms have been tastefully refinished, highlighted by a full renovation of the lower level bath completed in 2025. The serene primary suite delights with an updated full bath, a new ceiling fan, enhanced lighting, and a [...]

- 3 beds
- 3 baths
- Townhouse
- Residential
- Active



Basics

Date added: Added 10 hours ago

MLS ID: 202614103

List Office Name: Howard Hanna Capital Inc

List Agent Email: cathycooley@howardhanna.com

List Agent Office Phone: 518-331-8525

County: Saratoga

Living Area sqft: 2028

Subdivision Name: Waters Edge

Lot Size Acres: 0.05 acres

Category: Residential

Type: Townhouse

Status: Active

Total Rooms: 10

Bedrooms: 3 beds

Bathrooms: 3 baths

Half baths: 1 half bath

Year built: 1990

Directions

Directions: From Union Street (past Saratoga National) go towards Saratoga Lake. Right onto Crescent Ave., left onto Kaydeross Park Road. Follow around to Beach Court #4.

Building Details

Construction Materials: Wood Siding

Patio & Porch: Composite Deck, Deck, Patio

Garage: 1

Attached Garage: 1

Garage Spaces: 1

Basement: Bath/Stubbed, Exterior Entry, Finished, Full, Heated, Interior Entry, Walk-Out Access

Roof: Asphalt

Windows: Screens, Shutters, Skylight(s), Window Coverings, Blinds

Property Condition:
Updated/Remodeled

Doors: ENERGY STAR Qualified Doors

Interior Features



Floor Covering: Carpet, Ceramic Tile, Hardwood

Cooling: Central Air

Interior Features: High Speed Internet, Paddle Fan, Solid Surface Counters, Vaulted Ceiling(s), Walk-In Closet(s), Built-in Features, Cathedral Ceiling(s), Ceramic Tile Bath

Laundry Features: In Basement, Laundry Room

Heating: Forced Air, Natural Gas

Appliances: Convection Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, ENERGY STAR Qualified Appliances, Gas Oven, Range, Range Hood, Refrigerator, Washer/Dryer

Above Grade Finished Area Source: CRS

Bathrooms Full: 2

Exterior Features

Parking: Attached, Driveway, Garage Door Opener, Paved

Lot Size Units: Acres

Lot Features: Views, Cul-De-Sac, Landscaped, Waterfront

Exterior Features: Drive-Paved, Gas Grill, Lighting, Tennis Court(s)

Lot Size Area: 0.05

View: Lake

Amenities & Features

Utilities: Cable Available, Cable Connected

Water: Public

Pool Features: In Ground, Indoor, Outdoor Pool

Body of Water: Saratoga Lake

Sewer: Public Sewer

Electric: 150 Amp Service

Waterfront Features: Lake Front

HOA Amenities: Beach Access, Clubhouse, Lake Access, Recreation Facilities

Fees

HOA Fee: \$420

HOA Fee Frequency: Monthly

HOA Fee Includes: Cable TV, Maintenance Grounds, Maintenance Structure, Snow Removal, Trash



Financial

Possession: At Closing

Tax Annual Amount: \$11,124

Tax Lot: 20.000

Special Listing Conditions: Standard

Tax Block: 2

Tax Tract: 193.29

School Information

High School: Saratoga Springs

High School District: Saratoga Springs

