



**\$305,000**

## **4 HIALEAH DRIVE, COLONIE, NY 12205**

<https://fallatigroup.com>

HIGHEST & BEST FRI 5/9/25 @ 5! Step into timeless charm w/ this 1800sqft contemporary home, originally built as a model home for the neighborhood. Showcasing Mid-century flair, this unique gem features HW floors throughout, 2.5 retro-style tiled baths, 3 spacious beds, versatile bonus room. Living room offers picturesque window & wood burning fireplace. Enjoy the curb appeal of a slate-covered front porch, stone accents, and a 2-tiered deck for entertaining. 1 car garage and workshop. Situated on a rare double lot in a prime location right of I87. Upgrades include newer electrical, replacement windows, hot water tank & boiler for peace of mind. W/ a little imagination and elbow grease this home has endless possibilities.

- 3 beds
- Single Family Residence
- Residential
- Pending

### **Basics**



**Date added:** Added 1 month ago

**List Office Name:** Oxford Property Group USA

**List Agent Office Phone:** 518-775-8070

**County:** Albany

**Lot Size Acres:** 0.79 acres

**Type:** Single Family Residence

**Total Rooms:** 9

**Half baths:** 1 half bath

**MLS ID:** 202514935

**List Agent Email:** Sgoodson@opgny.com

**Days On Market:** 13

**Living Area sqft:** 1806

**Category:** Residential

**Status:** Pending

**Bedrooms:** 3 beds

**Year built:** 1960

## Directions

**Directions:** South on I87 to exit 2W, left on Nicholas Dr, right on Hiahleah Dr.

## Building Details

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

**Garage:** 1

**Garage Spaces:** 1

**Roof:** Asbestos Shingle, Rubber

**Architectural Style:** Contemporary

**Patio & Porch:** Covered, Deck, Front Porch

**Attached Garage:** 1

**Basement:** Interior Entry, Unfinished

**Property Condition:** Fixer

**Fencing:** Wood, Back Yard, Chain Link

## Interior Features



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

**Cooling:** Window Unit(s)

**Fireplace:** 1

**Interior Features:** High Speed Internet, Paddle Fan, Wall Paneling, Ceramic Tile Bath

**Laundry Features:** In Basement

**Bathrooms Total:** 3

**Heating:** Baseboard, Hot Water, Natural Gas, Wood

**Appliances:** Cooktop, Dishwasher, Double Oven, Electric Oven, Microwave, Range, Washer/Dryer

**Fireplace Features:** Living Room, Wood Burning

**Above Grade Finished Area Source:** CRS

**Bathrooms Full:** 2

## Exterior Features

**Parking:** Attached, Driveway, Off Street

**Lot Size Units:** Acres

**Lot Features:** Level, Road Frontage, Sloped, Cul-De-Sac

**Exterior Features:** Drive-Paved

**Lot Size Area:** 0.79

## Amenities & Features

**Sewer:** Public Sewer

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

**Water:** Public

## Financial

**Possession:** At Closing

**Tax Annual Amount:** \$4,999.62

**Tax Lot:** 9.000

**Special Listing Conditions:** Standard

**Tax Block:** 1

**Tax Tract:** 42.09

## School Information

**High School:** Colonie Central HS

**High School District:** South Colonie

