



**\$1,350,000**

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

## **43 DOTEN AVENUE, SARATOGA SPRINGS, NY 12866**

<https://fallatigroup.com>

Showcasing an award-winning home that delivers a stunning blend of contemporary design & traditional Saratoga character, this property sits in one of the most sought-after Eastside locations in Saratoga Springs. It is extremely rare to find a property in this area with such a substantial lot. In fact, it's the only one of its kind nearby, offering not just privacy & space but also the opportunity for outdoor gatherings, games & neighborhood events - something almost unheard of this close to downtown. Surrounded by beautiful newer homes & positioned in a remarkably special setting adjacent to Saratoga Spa State Park, the location places you just a few blocks from both the Race Course & the Casino and Harness Track. Downtown Saratoga & [...]

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### **Basics**



**Date added:** Added 3 months ago  
**List Office Name:** KW Platform  
**List Agent Office Phone:** 518-281-6808  
**County:** Saratoga  
**Lot Size Acres:** 0.21 acres  
**Type:** Single Family Residence  
**Total Rooms:** 10  
**Bathrooms:** 4 baths  
**Year built:** 2018

**MLS ID:** 202612859  
**List Agent Email:** scottvarley@kw.com  
**Days On Market:** 25  
**Living Area sqft:** 2999  
**Category:** Residential  
**Status:** Pending  
**Bedrooms:** 4 beds  
**Half baths:** 1 half bath

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## Virtual Tour

**Virtual Tour:** <https://app.doaudiotours.com/branded?id=17430&lang=en-US>

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## Directions

**Directions:** Take I-87 to exit 14/Union Street. Head West on Union Avenue. Take a left on Circular Street then a right on Park Place. Turn right on Southeast Street. Cross Lincoln Avenue onto Vanderbilt Avenue. Vanderbilt Avenue turns into Doten. home is located on your right.

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## Building Details

**Construction Materials:** Fiber Cement

**Attached Garage:** 1

**Basement:** Full, Unfinished

**Architectural Style:** Custom

**Patio & Porch:** Deck, Porch

**Garage Spaces:** 2

**Roof:** Asphalt

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## Interior Features



**Floor Covering:** Ceramic Tile, Hardwood

**Cooling:** Central Air

**Fireplace:** 1

**Interior Features:** High Speed Internet, Walk-In Closet(s), Built-in Features, Ceramic Tile Bath, Kitchen Island

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

**Heating:** Forced Air, Natural Gas

**Appliances:** Built-In Electric Oven, Dishwasher, Humidifier, Microwave, Refrigerator, Washer/Dryer, Water Purifier, Water Softener, Wine Cooler

**Fireplace Features:** Family Room

**Above Grade Finished Area Source:** CRS

**Bathrooms Full:** 3

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## Exterior Features

**Parking:** Attached, Driveway, Garage Door Opener, Off Street

**Lot Size Units:** Acres

**Lot Features:** Level, Sprinklers In Front, Sprinklers In Rear, Cleared, Landscaped

**Exterior Features:** Lighting

**Lot Size Area:** 0.21

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## Amenities & Features

**Utilities:** Cable Connected

**Water:** Public

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

**Sewer:** Public Sewer

**Electric:** 200+ Amp Service

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## Financial

**Possession:** At Closing

**Tax Annual Amount:** \$11,521.18

**Tax Lot:** 7.002

**Special Listing Conditions:** Standard

**Tax Block:** 1

**Tax Tract:** 178.52



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# School Information

**High School:** Saratoga Springs

**High School District:** Saratoga Springs

