



**\$2,200,000**

## **45 JENNA JO AVENUE, SARATOGA SPRINGS, NY 12866**

<https://fallatigroup.com>

Welcome to Oak Ridge by Beechwood Homes! This 4,272 SF luxury spec home (permit in hand) offers 5 bedrooms, 4.5 baths and a private study in one of Saratoga's most sought-after communities. The striking exterior features dramatic rooflines, stone accents and expansive windows. The open-concept first floor includes a gourmet kitchen with oversized island, spacious living area and a first-floor bedroom with full bath, ideal for guests or flexible living. Upstairs you'll find a luxurious primary suite with dual walk-in closets, three additional bedrooms and a convenient second-floor laundry. An exceptional opportunity to own a new construction home already underway with the ability to personalize select finishes at Oak Ridge. Photos are for example purposes. This home is to be built.

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

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### **Basics**



**Date added:** Added 2 months ago  
**List Office Name:** eXp Realty  
**List Agent Office Phone:** 518-663-6315  
**County:** Saratoga  
**Subdivision Name:** Oak Ridge  
**Lot Size Dimensions:** 120.1 FF  
**Type:** Single Family Residence  
**Status:** Active  
**Bedrooms:** 5 beds  
**Half baths:** 1 half bath

**MLS ID:** 202612136  
**List Agent Email:** Shannon@McCarthySells.com  
**Days On Market:** 13  
**Living Area sqft:** 4272  
**Lot Size Acres:** 0.51 acres  
**Category:** Residential  
**New Construction:** 1  
**Total Rooms:** 16  
**Bathrooms:** 5 baths  
**Zoning:** Single Residence

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## Virtual Tour

**Virtual Tour:** <https://app.doaudiotours.com/branded?id=16578&lang=en-US>

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## Directions

**Directions:** Union Ave to left onto Meadowbrook Rd, Turn right onto Oak Ridge Blvd, Right on Jenna Jo.

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## Building Details

**Construction Materials:** Cedar, Fiber Cement, Stone

**Garage:** 1

**Basement:** Full, Unfinished

**Windows:** ENERGY STAR Qualified Windows

**Doors:** ENERGY STAR Qualified Doors

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

**Garage Spaces:** 2

**Roof:** Asphalt

**Architectural Style:** Custom

**Fencing:** None

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## Interior Features



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

**Cooling:** Central Air

**Fireplace:** 1

**Interior Features:** High Speed Internet, Solid Surface Counters, Tray Ceiling(s), Walk-In Closet(s), Cathedral Ceiling(s), Ceramic Tile Bath, Kitchen Island

**Laundry Features:** Laundry Room, Upper Level

**Heating:** Forced Air, Natural Gas

**Appliances:** Dishwasher, Microwave, Range Hood, Refrigerator

**Fireplace Features:** Family Room, Gas

**Above Grade Finished Area Source:** Builder

**Bathrooms Full:** 4

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## Exterior Features

**Parking:** Garage Door Opener

**Lot Size Units:** Acres

**Lot Features:** Level, Cleared

**Exterior Features:** Drive-Paved

**Lot Size Area:** 0.51

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## Amenities & Features

**Utilities:** Underground Utilities

**Water:** Public

**HOA Amenities:** None

**Sewer:** Public Sewer

**Electric:** 150 Amp Service

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## Fees

**HOA Fee:** \$150

**HOA Fee Frequency:** Monthly

**HOA Fee Includes:** Maintenance Grounds, Snow Removal

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## Financial



**Possession:** At Closing

**Special Listing Conditions:** Required Reg Policy

**Tax Block:** 1

**Tax Lot:** 37.000

**Tax Tract:** 180.09

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## School Information

**Elementary School:** Caroline Street      **High School:** Saratoga Springs

**High School District:** Saratoga Springs

