



**\$379,999**

## **474 STAGE RD ROAD, BALLSTON, NY 12019**

<https://fallatigroup.com>

Welcome to this charming 3-bedroom, 3-bathroom home in Charlton, perfectly situated next to the highly sought-after Burnt Hills School District! Built in 2006, this well-maintained property boasts 1680 sq ft of comfortable living space. The entire house has been freshly repainted, and the bathrooms have been beautifully updated, with renovations enhancing its appeal. The large wrap-around porch offers a fantastic spot for relaxation and outdoor gatherings. Enjoy the convenience of a 1-car garage and ample parking. Don't miss the opportunity to make this lovely house your new home!

- 3 beds
- Single Family Residence
- Residential
- Active

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### **Basics**



**Date added:** Added 2 weeks ago  
**List Office Name:** Core Real Estate Team  
**List Agent Office Phone:** 518-248-9336  
**Living Area sqft:** 1680  
**Lot Size Dimensions:** 150x200  
**Type:** Single Family Residence  
**Total Rooms:** 7  
**Half baths:** 1 half bath

**MLS ID:** 202426665  
**List Agent Email:** rayboyce@coreteamny.com  
**County:** Saratoga  
**Lot Size Acres:** 0.69 acres  
**Category:** Residential  
**Status:** Active  
**Bedrooms:** 3 beds  
**Year built:** 2006

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## Directions

**Directions:** Rt 50, go west on Lake Hill Rd., right on Stage Rd. STAY ON STAGE, just before Charlton Rd., on right see sign

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## Building Details

**Construction Materials:** Vinyl Siding  
**Garage:** 1  
**Basement:** Full, Sump Pump  
**Property Condition:** Updated/Remodeled  
**Doors:** French Doors, Sliding Doors

**Patio & Porch:** Deck, Patio, Porch  
**Garage Spaces:** 1  
**Roof:** Asphalt  
**Architectural Style:** Colonial

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## Interior Features

**Floor Covering:** Ceramic Tile, Hardwood  
**Cooling:** None  
**Interior Features:** High Speed Internet, Paddle Fan, Built-in Features, Eat-in Kitchen  
**Laundry Features:** In Basement  
**Bathrooms Total:** 3

**Heating:** Baseboard, Hot Water, Oil  
**Appliances:** Dishwasher, Microwave, Oven, Range, Refrigerator  
**Above Grade Finished Area Source:** CRS  
**Bathrooms Full:** 2



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## Exterior Features

**Parking:** Paved

**Lot Size Units:** Acres

**Lot Features:** Level, Private, Cleared, Landscaped

**Exterior Features:** Drive-Paved, Garden

**Lot Size Area:** 0.69

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## Amenities & Features

**Utilities:** Cable Available

**Water:** Public

**Sewer:** Septic Tank

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## Financial

**Special Listing Conditions:** Standard

**Tax Annual Amount:** \$4,498

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## School Information

**High School:** Burnt Hills-Ballston Lake  
HS

**High School District:** Burnt Hills-Ballston Lake CSD  
(BHBL)

