



**\$550,000**

## **480 HUDSON RIVER ROAD, HALFMOON, NY 12188**

<https://fallatigroup.com>

Large brick Colonial on 6.63 acre lot ~ 2nd floor has 3 bedrooms ~ 2 full baths huge living room with French doors ~ dining room ~ eat in kitchen with lots of cabinets,pantry and built in table ~ large 3 season room off kitchen with tile floor, windows ~ could add heater ~ 1st floor family room with beautiful stone fireplace ~ half bath and laundry area ~ large covered deck ~ brand new septic system ~ public water available w/ hydrant end of driveway

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

### **Basics**



**Date added:** Added 3 months ago  
**List Office Name:** REMAX Solutions  
**List Agent Office Phone:** 518-858-8083  
**County:** Saratoga  
**Lot Size Acres:** 6.63 acres  
**Category:** Residential  
**Status:** Pending  
**Bedrooms:** 3 beds  
**Half baths:** 1 half bath  
**Zoning:** Mixed

**MLS ID:** 202527867  
**List Agent Email:** sand27@aol.com  
**Days On Market:** 3  
**Living Area sqft:** 3500  
**Lot Size Dimensions:** 209X1057X331X1097  
**Type:** Single Family Residence  
**Total Rooms:** 13  
**Bathrooms:** 3 baths  
**Year built:** 1983

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## Directions

**Directions:** From City of Waterford go north apprx 2 miles on Rt 4& 32

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## Building Details

**Construction Materials:** Brick  
**Basement:** Full  
**Property Condition:** Fixer  
**Fencing:** Back Yard, Chain Link

**Patio & Porch:** Screened, Porch  
**Roof:** Asphalt  
**Architectural Style:** Other

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## Interior Features

**Floor Covering:** Carpet, Concrete, Vinyl

**Cooling:** Other

**Fireplace Features:** Family Room

**Laundry Features:** Main Level

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

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

**Above Grade Finished Area Source:** See Remarks

**Bathrooms Full:** 2



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# Exterior Features

**Parking:** Paved  
**Lot Size Units:** Acres  
**Lot Features:** Level, Cleared

**Exterior Features:** Drive-Paved  
**Lot Size Area:** 6.63  
**View:** Forest

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# Amenities & Features

**Utilities:** Cable Connected  
**Electric:** 200+ Amp Service, Circuit Breakers

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

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# Financial

**Possession:** At Closing  
**Tax Annual Amount:** \$11,030  
**Tax Lot:** 1.022

**Special Listing Conditions:** Standard  
**Tax Block:** 1  
**Tax Tract:** 286.00

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# School Information

**Elementary School:** Waterford  
**High School District:** Waterford-Halfmoon

**High School:** Waterford

