



\$420,000

## 5 COMELY LANE, COLONIE, NY 12110

<https://fallatigroup.com>

Welcome to this beautifully maintained split-level home, perfect for everyone. Spacious layout with 2 full bathrooms and a convenient half bath in the primary suite, this residence offers both comfort and functionality. Main level boasts a bright and airy living room that flows seamlessly into the dining area, ideal for gatherings and the family room with a fireplace. The kitchen is well-equipped w/ updated appliances and ample counter space for cooking and meal prep. Walk-out basement you'll find additional living space that can be transformed into a cozy family room, home office, play area or another bedroom. Large windows allow for plenty of natural light, making this space feel inviting. Step outside to the fully fenced backyard, deck off your kitchen for [...]

- 3 beds
- Single Family Residence
- Residential
- Active

### Basics



**Date added:** Added 6 days ago  
**List Office Name:** Core Real Estate Team  
**List Agent Office Phone:** 518-929-4475  
**Living Area sqft:** 2684  
**Category:** Residential  
**Status:** Active  
**Bedrooms:** 3 beds  
**Year built:** 1960

**MLS ID:** 202427327  
**List Agent Email:** jamie@coreteamny.com  
**County:** Albany  
**Lot Size Acres:** 0.39 acres  
**Type:** Single Family Residence  
**Total Rooms:** 13  
**Half baths:** 1 half bath

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## Directions

**Directions:** Take Troy-Schenectady Rd to Old Loudon Rd turn onto Watervliet Shaker Rd then turn right onto Fiddlers Ln Turn right onto Comely Ln, home will be on the right

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## Building Details

**Construction Materials:** Vinyl Siding  
**Garage:** 1  
**Garage Spaces:** 2  
**Roof:** Asphalt  
**Fencing:** Vinyl, Back Yard, Fenced, Full  
**Patio & Porch:** Deck  
**Attached Garage:** 1  
**Basement:** Finished, Full, Heated, Walk-Out Access  
**Architectural Style:** Split Level

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## Interior Features

**Floor Covering:** Hardwood, Vinyl  
**Cooling:** Central Air  
**Fireplace:** 1  
**Above Grade Finished Area Source:** CRS  
**Bathrooms Full:** 1  
**Heating:** Forced Air, Natural Gas  
**Appliances:** Built-In Gas Oven, Convection Oven, Gas Water Heater, Range Hood, Refrigerator  
**Interior Features:** High Speed Internet, Solid Surface Counters, Eat-in Kitchen  
**Laundry Features:** In Basement  
**Bathrooms Total:** 2



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## Exterior Features

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

**Lot Size Units:** Acres

**Lot Features:** Level, Road Frontage, Cleared, Landscaped

**Exterior Features:** Drive-Paved

**Lot Size Area:** 0.39

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## Amenities & Features

**Utilities:** Cable Connected, Underground Utilities

**Water:** Public

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

**Sewer:** Public Sewer

**Electric:** 200+ Amp Service

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## Financial

**Possession:** At Closing

**Tax Annual Amount:** \$5,216.72

**Tax Lot:** 56.000

**Special Listing Conditions:** Standard

**Tax Block:** 3

**Tax Tract:** 31.04

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## School Information

**Elementary School:** Blue Creek ES

**High School District:** North Colonie (including Maplewood)

**High School:** Shaker HS

