



\$345,000

## 50 ARROW WOOD PLACE, MALTA, NY 12020

<https://fallatigroup.com>

Welcome Home to this lovely, well maintained end unit townhome in the Luther Forest community offering 3 bedrooms, 2.5 bathrooms with 1628 sqft of relaxed living space. This home features a bright open floor plan, Ceramic tile entry~living room w/cathedral ceiling, large ceiling fan with light, Bamboo floors, Transom windows, Newer Custom Comfortex shades and blinds~Lovely kitchen w/stainless steel appliances, kitchen island w/seating, white cabinetry, Bamboo floors and flows easily into the dining room and living room-ideal for everyday living and entertaining~1st floor laundry room w/washer, dryer and storage~half bath. Upstairs you will find newer neutral carpeting, hallway overlooking spacious living room, Generous Primary bedroom suite w/cathedral ceiling, updated primary bath w/tub shower combo, double closet~2 additional bedrooms w/double closets and another [...]

- 3 beds
- 3 baths
- Townhouse
- Residential
- Pending



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## Basics

**Date added:** Added 3 months ago

**MLS ID:** 202613922

**List Office Name:** Howard Hanna  
Capital Inc

**List Agent Email:**  
jacquelinesurakan@howardhanna.com

**List Agent Office Phone:**  
518-701-4414

**Days On Market:** 5

**County:** Saratoga

**Living Area sqft:** 1628

**Subdivision Name:** Luther Forest

**Lot Size Acres:** 0.16 acres

**Category:** Residential

**Type:** Townhouse

**Status:** Pending

**Total Rooms:** 12

**Bedrooms:** 3 beds

**Bathrooms:** 3 baths

**Half baths:** 1 half bath

**Year built:** 1985

**Zoning:** Single Residence

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## Directions

**Directions:** I87, Exit 12, East on Route 67, Continue East on Dunning St, Partridge Drum, Right on Arrow Wood Place. Townhouse on right.

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## Building Details

**Construction Materials:** Cedar, Wood Siding

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

**Garage:** 1

**Attached Garage:** 1

**Garage Spaces:** 1

**Basement:** Slab

**Roof:** Asphalt, Metal, Shingle

**Windows:** Blinds, Double Pane Windows

**Property Condition:** Updated/Remodeled

**Doors:** Sliding Doors

**Fencing:** Wood, Back Yard, Fenced, Partial, Privacy

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## Interior Features



**Floor Covering:** Bamboo, Carpet, Ceramic Tile, Laminate

**Heating:** Electric, Natural Gas, Zoned

**Cooling:** Central Air, Ductless

**Appliances:** Dishwasher, Electric Oven, Microwave, Range, Refrigerator, Washer/Dryer

**Interior Features:** High Speed Internet, Paddle Fan, Cathedral Ceiling(s), Ceramic Tile Bath, Eat-in Kitchen, Kitchen Island

**Above Grade Finished Area Source:** CRS

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

**Bathrooms Full:** 2

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## Exterior Features

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

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

**Lot Size Units:** Acres

**Lot Size Area:** 0.16

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

**View:** Trees/Woods

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## Amenities & Features

**Utilities:** Cable Available, Underground Utilities

**Sewer:** Public Sewer

**Water:** Public

**Electric:** 150 Amp Service, Circuit Breakers

**HOA Amenities:** None

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

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## Fees

**HOA Fee:** \$136

**HOA Fee Frequency:** Annually

**HOA Fee Includes:** Other

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## Financial



**Possession:** At Closing

**Tax Annual Amount:** \$5,272

**Tax Block:** 1

**Tax Lot:** 38.000

**Tax Tract:** 229.60

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## School Information

**Elementary School:** Malta Avenue

**High School:** Ballston Spa

**High School District:** Ballston Spa

