



\$2,699,000

52 WINDING BROOK DRIVE, SARATOGA SPRINGS, NY 12866

<https://fallatigroup.com>

Discover unmatched elegance in this magnificent custom stone-fronted residence nestled in MeadowBrook Estates. Set on 2.26 acres of cleared and wooded privacy, this light-drenched oasis features beautiful wood craftsmanship throughout, creating a peaceful retreat for your dream lifestyle. The home offers 5,071 sqft plus a 544 sqft unfinished bonus room with electric, HVAC, lighting, & a 2,650 sqft unfinished basement. An oversized 3-car garage provides direct basement access, perfect for convenience & storage. The exterior showcases full-thickness Corinthian & American granite stone, a natural stone walkway, front stoop, decorative walls pre-wired for lighting, mature landscaping, flower gardens, and added privacy with maples and ornamental trees. Enjoy a 12-zone irrigation system, extensive drainage, gutters with guards, & a recently finished driveway. Four covered porches, [...]

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



Basics

Date added: Added 2 months ago

MLS ID: 202616115

List Office Name: Howard Hanna Capital Inc

List Agent Email: sharonbyrne@howardhanna.com

List Agent Office Phone: 518-527-4914

Days On Market: 2

County: Saratoga

Living Area sqft: 5071

Subdivision Name: Meadowbrook Estates

Lot Size Acres: 2.26 acres

Category: Residential

Type: Single Family Residence

Status: Active

Total Rooms: 20

Bedrooms: 5 beds

Bathrooms: 5 baths

Half baths: 1 half bath

Year built: 2012

Directions

Directions: From I-87S: Take exit 14 to NY-9P S. Left onto Meadowbrook Road. Left onto Beacon Hill Dr, Left onto Winding Brook Dr.

Building Details

Construction Materials: Other, Fiber Cement, Stone

Patio & Porch: Rear Porch, Front Porch

Garage: 1

Attached Garage: 1

Garage Spaces: 3

Basement: Full, Unfinished

Roof: Asphalt

Windows: Screens, Blinds, Curtain Rods, Drapes, ENERGY STAR Qualified Windows

Architectural Style: Custom

Doors: ENERGY STAR Qualified Doors, French Doors

Fencing: Invisible

Interior Features



Floor Covering: Ceramic Tile, Hardwood

Cooling: Central Air

Fireplace: 1

Interior Features: High Speed Internet, Solid Surface Counters, Tray Ceiling(s), Vaulted Ceiling(s), Walk-In Closet(s), Built-in Features, Ceramic Tile Bath, Crown Molding, Kitchen Island

Laundry Features: Laundry Room, Main Level

Heating: Natural Gas

Appliances: Ice Maker, Other, Built-In Gas Oven, Convection Oven, Dishwasher, ENERGY STAR Qualified Appliances, Microwave, Range Hood, Refrigerator, Washer/Dryer

Fireplace Features: Family Room, Gas

Above Grade Finished Area Source: Builder

Bathrooms Full: 4

Exterior Features

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

Lot Size Units: Acres

Lot Features: Other, Level, Private, Sprinklers In Front, Sprinklers In Rear, Cleared, Landscaped

Exterior Features: Lighting

Lot Size Area: 2.26

Amenities & Features

Utilities: Cable Connected

Water: Public

Spa: Jet Tub

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

Sewer: Public Sewer

Electric: 200+ Amp Service

Other Equipment: Irrigation Equipment

Financial

Possession: At Closing

Tax Annual Amount: \$26,164

Tax Lot: 19.000

Special Listing Conditions: Standard

Tax Block: 7

Tax Tract: 167.00



School Information

High School: Saratoga Springs

High School District: Saratoga Springs

