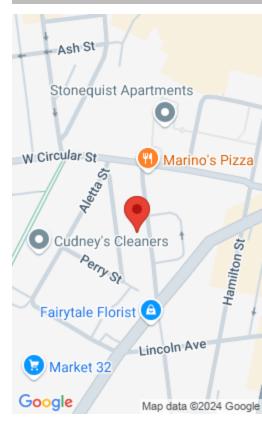


59 UNION STREET, SARATOGA SPRINGS, NY 12866

https://fallatigroup.com

Welcome to Saratoga Springs newest investment opportunity. Walk downtown & enjoy all that Saratoga has to offer: restaurants, shopping, theater, arts, about 1 mile from Saratoga race track, Fasig Tipton, & the Oklahoma track. Completely renovated 2 family home w/new flooring, appliances & windows throughout. 1st floor features 2BRs, 1BA w/washer & dryer inside unit. 2nd floor boasts character w/built ins, brick interior designs skylights, laundry room w/hook ups & master bedroom w/access to porch. Backyard boasts a very large fenced lot w/a bilco door for easy access to the basement, fire pit, off street parking & a garage in the back. Just a block away from the rail trail which gets you to the YMCA, SPAC & miles of trails, the [...]

- 4 heds
- Duplex
- MultiFamily
- Active





Basics

Date added: Added 8 months ago **MLS ID:** 202411100

List Office Name: Miranda Real Estate Group List Agent Email: donellemoffatt@gmail.com

Inc

County: Saratoga Living Area sqft: 1984

Lot Size Acres: 0.34 acres **Lot Size Dimensions:** 100X150

Category: MultiFamily Type: Duplex

Status: Active Bedrooms: 4 beds

Half baths: 0 half baths **Year built:** 1900

Directions

Directions: West Circular St to Union St.

Building Details

Construction Materials: Vinyl Siding Patio & Porch: Side Porch, Front Porch

Garage Spaces: 1 Basement: Full

Roof: Asphalt **Architectural Style:** Traditional

Doors: French Doors Fencing: Wood, Back Yard, Front Yard

Interior Features

Floor Covering: Tile, Vinyl Heating: Forced Air, Humidity Control

Interior Features: Other, High Speed Internet, Built-in Above Grade Finished Area Source:

atures

Laundry Features: Laundry Room, Upper Level **Bathrooms Full:** 2

Bathrooms Total: 2



Exterior Features

Parking: Detached, Driveway, Garage, Off Street Lot Size Units: Acres

Lot Size Area: 0.34 Lot Features: Level, Cleared

Amenities & Features

Utilities: Cable Available Sewer: Public Sewer

Water: Public

Additional

Buyer Agency Compensation: 2.50 Sub Agency

Compensation: 0.00

Compensation Disclaimer: The listing broker's offer of compensation is made only to participants of the MLS where the

listing is filed.

Financial

Possession: At Closing Special Listing Conditions: Standard

Tax Annual Amount: \$6,802.33 Tax Block: 2

Tax Lot: 45.000 **Tax Tract:** 165.82

School Information

High School District: Saratoga Springs

