



\$269,900

## GUILDERLAND, NY

<https://fallatigroup.com>

Newly remodeled home in an excellent location! This 3 bed/1 Bath Ranch sits just 5 minutes from Crossgates Mall and less than 10 minutes from both major interstates!

- 3 beds
- Single Family Residence
- Residential
- Active

## Basics

**Date added:** Added 5 months ago

**List Office Name:** Pro Realty Connection LLC

**List Agent Office Phone:** 518-691-5192

**Living Area sqft:** 840

**Lot Size Dimensions:** 100x150

**Type:** Single Family Residence

**Total Rooms:** 5

**Half baths:** 0 half baths

**MLS ID:** 202413327

**List Agent Email:** DMGuido28@gmail.com

**County:** Albany

**Lot Size Acres:** 0.34 acres

**Category:** Residential

**Status:** Active

**Bedrooms:** 3 beds

**Year built:** 1958



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## Directions

**Directions:** Western Ave to Johnston Rd

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## Building Details

**Construction Materials:** Vinyl Siding

**Basement:** None

**Property Condition:** Updated/Remodeled

**Patio & Porch:** Covered, Patio

**Roof:** Asphalt

**Architectural Style:** Ranch

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## Interior Features

**Floor Covering:** Tile, Wood

**Cooling:** None

**Above Grade Finished Area Source:**  
Public Records

**Bathrooms Full:** 1

**Heating:** Forced Air, Propane

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

**Laundry Features:** Main Level

**Bathrooms Total:** 1

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## Exterior Features

**Parking:** None

**Lot Size Units:** Acres

**Exterior Features:** None

**Lot Size Area:** 0.34

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## Amenities & Features

**Sewer:** Septic Tank

**Water:** Public



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## 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.

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## Financial

**Possession:** At Closing

**Special Listing Conditions:** Standard

**Tax Annual Amount:** \$6,218.78

**Tax Block:** 2

**Tax Lot:** 35.000

**Tax Tract:** 51.04

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## School Information

**High School:** Guilderland

**High School District:** Guilderland

