



\$844,900

## 65 DUBLIN DRIVE, NISKAYUNA, NY 12309

<https://fallatigroup.com>

Don't miss this exceptional opportunity to own a newly custom-built Colonial in the desirable Avon Crest North community. There is still time to personalize finishes and design details to suit your unique taste. This thoughtfully designed home features a first-floor primary suite and an open-concept layout ideal for modern living and entertaining. The second level offers a spacious junior suite complete with a private bath and walk-in closet, along with two additional bedrooms and a full bath. The home also includes a basement with 9-foot ceilings, offering excellent potential for future finishing or additional living space. Located within the highly regarded Niskayuna School District, this home provides both convenience and accessibility—just minutes from Albany International Airport and major highways.

- 3 beds
- 4 baths
- Single Family Residence
- Residential
- Active

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### Basics



**Date added:** Added 4 months ago  
**List Office Name:** REMAX Solutions  
**List Agent Office Phone:** 518-512-9060  
**County:** Schenectady  
**Subdivision Name:** Avon Crest North  
**Category:** Residential  
**Status:** Active  
**Bedrooms:** 3 beds  
**Half baths:** 1 half bath

**MLS ID:** 202612490  
**List Agent Email:** rispolti@ffrispolti.com  
**Days On Market:** 49  
**Living Area sqft:** 2765  
**Lot Size Acres:** 0.55 acres  
**Type:** Single Family Residence  
**Total Rooms:** 12  
**Bathrooms:** 4 baths  
**Year built:** 2026

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## Virtual Tour

**Virtual Tour:** <https://app.doaudiotours.com/branded?id=15956&lang=en-US>

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## Directions

**Directions:** Route 7 to Shannon Blvd to Dublin

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## Building Details

**Construction Materials:** Stone, Vinyl Siding  
**Attached Garage:** 1  
**Basement:** Full  
**Windows:** ENERGY STAR Qualified Windows  
**Architectural Style:** Colonial  
**Fencing:** None  
**Garage:** 1  
**Garage Spaces:** 2  
**Roof:** Asphalt  
**Property Condition:** Under Construction  
**Doors:** ENERGY STAR Qualified Doors

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## Interior Features



**Floor Covering:** Tile, Vinyl

**Cooling:** Central Air

**Fireplace:** 1

**Interior Features:** Ceramic Tile Bath

**Bathrooms Full:** 3

**Heating:** Forced Air, Natural Gas

**Appliances:** Gas Water Heater

**Fireplace Features:** Family Room

**Above Grade Finished Area Source:** Builder

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## Exterior Features

**Parking:** Attached, Paved

**Lot Size Units:** Acres

**Lot Features:** Level

**Exterior Features:** None

**Lot Size Area:** 0.55

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## Amenities & Features

**Sewer:** Public Sewer

**Electric:** 200+ Amp Service

**Water:** Public

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## Financial

**Possession:** At Closing

**Tax Block:** 1

**Tax Tract:** 61.06

**Special Listing Conditions:** Standard

**Tax Lot:** 58.000

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## School Information

**High School:** Niskayuna

**High School District:** Niskayuna

