



## 662 ACLAND BOULEVARD, BALLSTON SPA, NY 12020

<https://fallatigroup.com>

\$725,000

- 4 beds
- Single Family Residence
- Residential
- Active

Beautiful home nestled in the community of Rowlands Hollow. This 4 bed 2.5 bath colonial home features a bright and spacious living room with soaring ceilings and gas fireplace with new surround that opens to the eat in kitchen with island, s/s and granite countertops-makes the perfect entertaining space. Completing the 1st floor is an office/den space, dining room & 1/2 bath. The 2nd flr master suite features spacious walk in closet with ample light, updated bath ensuite with dual sink vanity, separate shower, and jetted tub. 3 additional bedrooms, full bath & laundry room complete the 2nd floor. Trex Deck leads out to the private fenced backyard oasis with in-ground pool and stone patio. Nothing to do but move in., you [...]

### Basics



**Date added:** Added 1 day ago  
**List Office Name:** Jenn Khan Realty LLC  
**List Agent Office Phone:** 518-630-7436  
**Living Area sqft:** 3030  
**Lot Size Acres:** 0.55 acres  
**Type:** Single Family Residence  
**Total Rooms:** 12  
**Half baths:** 1 half bath

**MLS ID:** 202521060  
**List Agent Email:** jennr7482@aol.com  
**County:** Saratoga  
**Subdivision Name:** Rowlands Hollow  
**Category:** Residential  
**Status:** Active  
**Bedrooms:** 4 beds  
**Year built:** 2003

## Directions

**Directions:** From I-87: exit 13 onto US-9 North toward Saratoga Springs, left onto Old Post Road, right onto Northline Road, right onto Rock city Road, right onto Church Road, right onto Acland Blvd.

## Building Details

**Construction Materials:** Vinyl Siding  
**Attached Garage:** 1  
**Basement:** Full  
**Property Condition:** Updated/Remodeled  
**Fencing:** Fenced, Privacy

**Garage:** 1  
**Garage Spaces:** 2  
**Roof:** Asphalt, Shingle  
**Architectural Style:** Colonial

## Interior Features



**Floor Covering:** Carpet, Ceramic Tile, Hardwood

**Cooling:** Central Air

**Fireplace:** 1

**Interior Features:** Vaulted Ceiling(s), Walk-In Closet(s), Built-in Features, Ceramic Tile Bath, Eat-in Kitchen, Kitchen Island

**Laundry Features:** Laundry Room, Upper Level

**Bathrooms Total:** 3

**Heating:** Forced Air

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

**Fireplace Features:** Family Room

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

**Bathrooms Full:** 2

## Exterior Features

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

**Lot Size Units:** Acres

**Lot Features:** Level, Cleared, Landscaped

**Exterior Features:** Drive-Paved

**Lot Size Area:** 0.55

## Amenities & Features

**Sewer:** Public Sewer

**Water:** Public

**Pool Features:** In Ground

## Financial

**Possession:** At Closing

**Special Listing Conditions:** Standard

**Tax Annual Amount:** \$9,772

## School Information

**Elementary School:** Geyser Road

**High School:** Saratoga Springs

**High School District:** Saratoga Springs

