



**\$556,900**

## **6967 SUZANNE COURT, GUILDERLAND, NY 12303**

<https://fallatigroup.com>

Welcome to this beautifully well maintained colonial home. Great location, Located in the desirable Guilderland schools. Home is located on a cul-de-sac. 2236 sq ft of living space along with a finished basement area, First floor offers: Upscale oak custom kitchen with oversized island, solid surface countertops, eating area, double built-in ovens. formal dining area, family room with gas fireplace, 1/2 bath and laundry area. Second floor offers: master suite with updated master bath and walk-in closet, update main bathroom and 3 bedrooms. Large rear deck with 8 person hot tub, deep large yard with storage shed. GFA heat and central air updated in 2020. Taxes w/o star.

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

---

### **Basics**



**Date added:** Added 2 days ago

**MLS ID:** 202615192

**List Office Name:** Coldwell Banker Prime Properties

**List Agent Email:** paul.friello@coldwellbankerprime.com

**List Agent Office Phone:**  
518-424-3728

**County:** Albany

**Living Area sqft:** 2236

**Lot Size Acres:** 0.47 acres

**Category:** Residential

**Type:** Single Family Residence

**Status:** Active

**Total Rooms:** 13

**Bedrooms:** 4 beds

**Bathrooms:** 3 baths

**Half baths:** 1 half bath

**Year built:** 1993

---

## Virtual Tour

**Virtual Tour:** [http://vtour.propertypursuit.com/vtour=202615192\\_290\\*](http://vtour.propertypursuit.com/vtour=202615192_290*)

---

## Directions

**Directions:** E. Old State Rd to Right on Luigi Dr Right on Suzanne Ct

---

## Building Details

**Construction Materials:** Block, Vinyl Siding

**Patio & Porch:** Pressure Treated Deck, Front Porch

**Garage:** 1

**Attached Garage:** 1

**Garage Spaces:** 6

**Basement:** Finished, Full, Heated, Sump Pump

**Roof:** Asphalt, Shingle

**Windows:** Screens, Shutters, Blinds, Double Pane Windows

**Property Condition:** Updated/Remodeled

**Architectural Style:** Colonial

**Doors:** Sliding Doors, Storm Door(s)

**Fencing:** Back Yard, Chain Link, Gate

---

## Interior Features



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

**Cooling:** Central Air

**Fireplace:** 1

**Interior Features:** High Speed Internet, Paddle Fan, Solid Surface Counters, Walk-In Closet(s), Ceramic Tile Bath, Eat-in Kitchen, Kitchen Island, Built-in Features

**Laundry Features:** Electric Dryer Hookup, Laundry Room, Main Level, Washer Hookup

**Heating:** Forced Air, Humidity Control, Natural Gas

**Appliances:** Ice Maker, Built-In Electric Oven, Convection Oven, Cooktop, Dishwasher, Disposal, Double Oven, Dryer, Microwave, Range Hood, Refrigerator, Washer/Dryer

**Fireplace Features:** Family Room, Gas

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

**Bathrooms Full:** 2

---

## Exterior Features

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

**Lot Size Units:** Acres

**Lot Features:** Road Frontage, Wooded, Cul-De-Sac, Landscaped

**Exterior Features:** Other, Drive-Paved, Lighting

**Lot Size Area:** 0.47

---

## Amenities & Features

**Utilities:** Cable Connected

**Water:** Public

**Other Equipment:** Dehumidifier

**Sewer:** Public Sewer

**Electric:** 200+ Amp Service, Circuit Breakers

**Security Features:** Smoke Detector(s)

---

## Financial

**Possession:** At Closing

**Tax Annual Amount:** \$9,678

**Tax Lot:** 25.000

**Special Listing Conditions:** Standard

**Tax Block:** 3

**Tax Tract:** 28.17



---

# School Information

**High School:** Guilderland

**High School District:** Guilderland

