



**\$550,000**

## **8 WOODRIDGE CIRCLE, HALFMOON, NY 12065**

<https://fallatigroup.com>

Beautiful side-by-side duplex located in the heart of Clifton Park! The owner's unit has been thoughtfully updated and freshly painted throughout, offering a bright and inviting main level with luxury vinyl plank flooring in the living room and a stunning, fully updated kitchen featuring modern cabinetry, under-cabinet lighting, granite countertops, stainless steel appliances, and ceramic tile flooring. A convenient half bath is located just off the kitchen with a washer/dryer, ideal for guests and everyday living. Sliding glass doors lead directly from the kitchen to your private deck overlooking the yard, complete with additional patio space and a storage shed—perfect for relaxing or entertaining outdoors. The finished basement provides exceptional bonus living space with a kitchenette, full bathroom, and functional storage shelving. [...]

- 6 beds
- 5 baths
- Duplex
- MultiFamily
- Active



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# Basics

<b>Date added:</b> Added 4 days ago	<b>MLS ID:</b> 202610750
<b>List Office Name:</b> KW Platform	<b>List Agent Email:</b> lukekhachadourian@kw.com
<b>List Agent Office Phone:</b> 518-937-3252	<b>County:</b> Saratoga
<b>Living Area sqft:</b> 2664	<b>Lot Size Acres:</b> 0.35 acres
<b>Category:</b> MultiFamily	<b>Type:</b> Duplex
<b>Status:</b> Active	<b>Bedrooms:</b> 6 beds
<b>Bathrooms:</b> 5 baths	<b>Half baths:</b> 2 half baths
<b>Year built:</b> 1987	

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# Directions

**Directions:** Grooms road to Aspen Ridge to a second right on to Woodridge Circle.

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# Building Details

<b>Construction Materials:</b> Vinyl Siding	<b>Patio &amp; Porch:</b> Deck
<b>Garage Spaces:</b> 2	<b>Basement:</b> Finished, Full
<b>Roof:</b> Asphalt, Shingle	<b>Architectural Style:</b> Traditional
<b>Fencing:</b> Vinyl	

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# Interior Features

<b>Floor Covering:</b> Carpet, Ceramic Tile, Vinyl	<b>Heating:</b> Electric
<b>Cooling:</b> Wall Unit(s)	<b>Above Grade Finished Area Source:</b> CRS
<b>Laundry Features:</b> In Basement, In Bathroom	<b>Bathrooms Full:</b> 3

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# Exterior Features



Exterior Features:

None

Lot Size Area:

0.35

Lot Size Units:

Acres

Amenities & Features

Sewer:

Public Sewer

Water:

Public

Financial

Possession:

At Closing

Tax Annual Amount:

\$7,854

Tax Lot:

27.000

Special Listing Conditions:

Standard

Tax Block:

1

Tax Tract:

278.15

School Information

Elementary School:

Skano

High School District:

Shenendehowa

High School:

Shenendehowa

