



\$279,000

9 ARCHIBALD STREET, COLONIE, NY 12189

<https://fallatigroup.com>

NORTH COLONIE SCHOOL DISTRICT! This charming two-family home offers three bedrooms in each unit, each unit with its own private entrance. Shared, convenient green space perfect for grilling and outdoor relaxation. Enjoy natural light and spacious layout, perfect for an owner occupant looking to add personal touch. While the property does need a bit of TLC, it's a fantastic opportunity for investors or those wanting to build equity in a prime location. The home also features a spacious attic with windows, accessible by a pull-down ladder ready to be finished into additional living space. Let your tenants help pay the mortgage while you enjoy all the benefits this property has to offer!

- 6 beds
- 2 baths
- Duplex
- MultiFamily
- Pending

Basics



Date added: Added 5 months ago

List Office Name: Vera Cohen Realty, LLC

List Agent Office Phone: 518-928-1123

County: Albany

Lot Size Acres: 0.07 acres

Type: Duplex

Bedrooms: 6 beds

Half baths: 0 half baths

Zoning: Farm

MLS ID: 202517275

List Agent Email: abonanno@veracohenrealty.com

Days On Market: 101

Living Area sqft: 1963

Category: MultiFamily

Status: Pending

Bathrooms: 2 baths

Year built: 1921

Directions

Directions: From Cohoes Rd turn west on Archibald St

Building Details

Construction Materials: Aluminum Siding, Brick

Basement: Bilco Doors, Unfinished

Patio & Porch: Enclosed, Front Porch, Glass Enclosed

Architectural Style: Traditional

Interior Features

Floor Covering: Hardwood, Tile, Vinyl

Above Grade Finished Area Source: CRS

Bathrooms Full: 2

Heating: Steam

Laundry Features: In Basement

Bathrooms Total: 2

Exterior Features



Parking: None

Lot Size Units: Acres

Lot Features: Level

Exterior Features: None

Lot Size Area: 0.07

Amenities & Features

Sewer: Public Sewer

Water: Public

Financial

Possession: At Closing

Tax Annual Amount: \$6,117.91

Tax Block: 1

Tax Lot: 18.000

Tax Tract: 32.08

School Information

High School: Shaker HS

High School District: North Colonie (including Maplewood)

