



**\$620,000**

## **22 WINDROW WAY, HALFMOON, NY 12118**

<https://fallatigroup.com>

Marini Homes – Summit Ridge – Welcome to our Newest Community. 38 Lots in Halfmoon off of Farm to Market Road. Close to Rt 9 and all this area has to offer. The Ravello featured in this listing is one of our more popular plans. All homes are To Be Built. Select your lot and the plan that works best for you. Offering 10 home styles and lots ranging from 1/4 to over 1/2 acre.

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

## **Basics**



**Date added:** Added 9 months ago  
**List Office Name:** Rob Mar Realty Inc  
**Days On Market:** 254  
**Living Area sqft:** 2310  
**Lot Size Dimensions:** 14,346 sq ft  
**Type:** Single Family Residence  
**Status:** Pending  
**Bedrooms:** 4 beds  
**Half baths:** 1 half bath

**MLS ID:** 202516091  
**List Agent Email:** sdawkins@marini.com  
**County:** Saratoga  
**Lot Size Acres:** 0.33 acres  
**Category:** Residential  
**New Construction:** 1  
**Total Rooms:** 10  
**Bathrooms:** 3 baths  
**Zoning:** Single Residence

---

## Directions

**Directions:** I 87 to Exit 9, Rt 9 North to a right on Farm to Market Road, in approximatley 1 mile Summit Ridge-Windrow Way will be on the left

---

## Building Details

**Construction Materials:** Vinyl Siding  
**Garage Spaces:** 2  
**Roof:** Shingle  
**Architectural Style:** Colonial  
**Fencing:** None

**Garage:** 1  
**Basement:** Full, Sump Pump, Unfinished  
**Windows:** Egress Window  
**Doors:** Sliding Doors

---

## Interior Features



**Floor Covering:** Carpet, Ceramic Tile, Laminate, Vinyl, Wood

**Cooling:** Central Air

**Fireplace:** 1

**Interior Features:** Grinder Pump, Solid Surface Counters, Walk-In Closet(s), Eat-in Kitchen, Kitchen Island

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

**Bathrooms Total:** 3

**Heating:** Forced Air

**Appliances:** Dishwasher, Disposal, Microwave, Range, Tankless Water Heater

**Fireplace Features:** Family Room, Gas

**Above Grade Finished Area Source:** Builder

**Bathrooms Full:** 2

## Exterior Features

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

**Lot Size Units:** Acres

**Lot Features:** Sprinklers In Front, Cleared

**Exterior Features:** Drive-Paved

**Lot Size Area:** 0.33

## Amenities & Features

**Utilities:** Cable Available, Underground Utilities

**Water:** Public

**Other Equipment:** Grinder Pump

**Sewer:** Public Sewer

**Electric:** 200+ Amp Service

**Security Features:** Smoke Detector(s), Carbon Monoxide Detector(s)

## Financial

**Possession:** At Closing

**Special Listing Conditions:** Required Reg Policy

**Tax Annual Amount:** \$11,500



## School Information

**High School:** Shenendehowa

**High School District:** Shenendehowa

