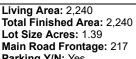
202327167 Public Detail Report - Residential Active

11 Pond Hollow Road, Averill Park, NY 12018



Bath Levels: Full Bath 1: 2nd; Full Bath 2: 2nd; Waterfront Y/N: No

Half Bath 1: 1st

Year Built: 1994

Rooms Total: 6

Bedrooms Total: 3

Bathrooms Total: 3

Bathrooms Full: 2

Bathrooms Half: 1

Above Grade Finished Area: 2,240 Above Grade Finished Area Source: Public

Records

Below Grade Finished Area: 0 Enhanced Accessible Y/N: No

Fireplaces Total: 1 Garage Spaces: 2

Main Road Frontage: 217 Parking Y/N: Yes Property Sub Type: Single Family Residence

LP: \$439,900

Public Remarks: Prime location in Pond Hollow Estates subdivision! Beautiful 3 BR, 2.5 BA cedar sided colonial on a private 1.3-acre treed lot with perennial gardens, deck & fire pit. Features include a finished bonus room, hardwood floors, fireplace, updated kitchen with granite countertops, central air, solid wood panel interior doors, large primary BR with en-suite, stand-by generator, deck, and more! This one won't last long, so don't delay, call today for appointment!

Interior & Exterior Features	Room	Details	Construction & Utilities
Interior Features: High Speed Internet; Paddle Fan; Radon System; Solid Surface Counters; Walk-In Radon Rado	Room Name LengthWide Living Room Dining Room Family Room Kitchen Half Bathroom Primary Bedroom Bedroom Other Primary Bathroom Full Bathroom Attic Features: Hatch Basement: Bilco Doors; F Dining Room Type: Form Kitchen Features: In Base Patio And Porch Features	First First First First First Second Second Second SecondFinished Bonus room Second Second	Construction Materials: Cedar Architectural Style: Colonial Heating: Forced Air; Oil Cooling: Central Air Electric:200+ Amp Service; Generator; Underground Foundation Details: Concrete Perimeter Flooring: Carpet; Hardwood; Laminate Roof: Asphalt; Shingle Sewer: Septic Tank Utilities: Underground Utilities Water Source: Drilled Well
Listing & Contract Info	Schools and Associations		Location Data
Financial Details: General Taxes: 3,362; General Taxes Description: Actual; School Taxes: 5,590; School Taxes Description: With Exemptions List Price/SqFt: \$196.38 New Construction Y/N: No	Association Y/N: No High School: Averill Park School District: Averill Park		Parcel Number: 384000 1582-2.42 County: Rensselaer City/Municipality: Sand Lake Geo Lat: 42.626775 Geo Lon: -73.582915 Tax Annual Amount: \$8,952 Tax Block: 2 Tax Lot: 2.042 Tax Section: 158.00 Total Taxes Description: With Exemptions
			Sale Info

Directions: From Albany, take I-90 East to exit 8, at 2nd light cross Route 4 & continue straight on NY-43 / W Sand Lake Rd., go 4.8 mi., turn right onto NY-150 South, go 0.9 mi., turn left onto Sheer Rd., go 1.2 mi., bear left onto Garner Rd., go 0.5 mi., turn left onto Pond Hollow Rd., go 0.3 mi. to #11 on the left (corner of Pond Hollow Road and Glenwood Terrace)