

David Phaff & Associates at RealtyUSA is pleased to offer

# 3112 Lone Pine Road, Guilderland

## Fantastic Rental Opportunity with Modern Amenities



- Spacious 4 BR, 3 BA home
- Open plan with hardwood floors
- Updated cherry kitchen with stainless steel appliances
- Newer baths, one with a jetted tub
- \$3500 /mo furnished or \$3,000 /mo unfurnished
- Owner provides lawn care and snow removal

Looking for luxury without the mortgage payment? Look no further!

This beautiful home combines grand living spaces and a great floor plan to create a unique rental opportunity. The cherry kitchen with stainless appliances opens to an airy breakfast area. There is also a spacious formal dining room, a large and open living room, and an inviting family room.



**456-5333**

After Hours, Ext 5555

[www.davidphaff.com](http://www.davidphaff.com)

Information contained herein is deemed reliable but is not guaranteed.

**David Phaff**  
& ASSOCIATES at RealtyUSA.com  
Real People, Real Service, Real Estate!

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Upstairs, you'll find four large bedrooms. The master suite is exceptional, with a large walk in closet and an updated bath with a jetted tub.

## Room Dimensions

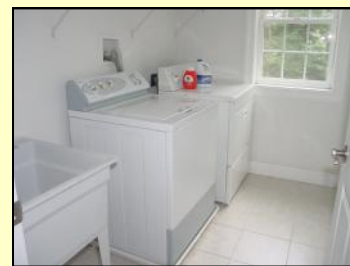
### First Level

Living Room	17-5 x 17-9
Formal Dining Room	10-4 x 13-4
Family Room	12-7 x 18-11
Kitchen	10-8 x 22
Foyer/Entry	9-5 x 9-6
Full Bath 1	6-10 x 7-4

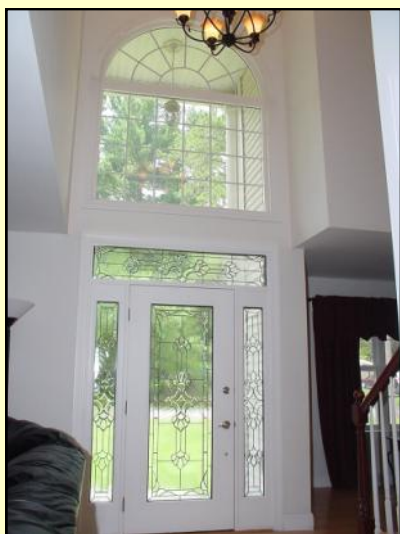


### Second Level

Master Bedroom	16-5 x 17-7
Master Bath	11-7 x 11
W/I Closet	6-4 x 8-1
Bedroom 1	11 x 12
Bedroom 2	12 x 12-10
Bedroom 3	11 x 12
Laundry Room	5-7 x 8-2



No pets allowed.



The house also offers a private, level back yard, with plenty of space for playing and entertaining guests.



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