



Your Lake George Real Estate Experts!

Davies Davies & Associates

P.O. Box 201, Cleverdale, NY 12820

P: (518) 656-9068 F: (518) 656-9087

www.davies-davies.com



GLOBAL MLS, Inc.

Listing courtesy of: Gilcrest Properties

MLS# - 202023466 - Price: \$225,000

1306 River Street, Valatie, NY

Description: 3.51 acres commercially zoned ready for development. Sale includes the main parcel plus a parking lot across the street, which has frontage on the Kinderhook Creek. Municipal water and sewer. Directly adjacent to the new Electric Trail (a bike/running trail) and just steps away from a nature preserve where you can fly fish for trout. Built in 1860 the Gimp Mill, the last knitting mill to be built in Valatie (1896) and also the last to close (1995). Located in the Town of Kinderhook, Valatie is exactly that small town in the Hudson Valley that most aspire to be. Downtown is just a few minutes walk: the library, restaurants, shops and even a brewery! Adult housing, apartments, offices, and condos are just a few of the options someone with the right vision can look to invest in.

Acres: 3.51

Property Type: Commercial

Lake/River: Kinderhook Creek

Heat: Baseboard

County: Columbia

Above Ground Square Feet: 26900

School District: Kinderhook-Ichabod Crane

Water: Public

Property Style: Commercial

Town: Kinderhook

Estimated Taxes: \$16,774

Sewer: Public Sewer

Exterior: Brick



Daniel Davies
NYS Licensed Real Estate
Broker GRI, ABR,
RSPS, SRS, C2EX
(518) 656-9068
dan@daviesrealty.net

