



*Your Lake George Real Estate Experts!*

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Listing courtesy of: Sherwood Group, LLC

**MLS# - 202126629 - Price: \$2,900,000**

1 Hiawatha , Bolton, NY

**Description:** PRIVATE ISLAND ON LAKE GEORGE! .8 acre level island close to mainland access on Homer Point! Boasting an astounding 779' of lakefront with covered boathouse & 8BR, 4BA duplex. This package includes 2 properties- Hiawatha Island & a .12 acre Homer Point property for parking 5 cars with a stake dock on 53' of shore. There is a 2 story log duplex w/ 8 bedrooms, 2 fireplaces, 2 kitchens and 2 living/dining areas. East side of duplex was updated and used in the winter starting in the 1970's. An enclosed 2 slip boathouse & 2 more stake docks outline the island. An artist a-frame studio is tucked away on the south end. This is a sheltered island with breathtaking views of The Sagamore & the Narrows. YOUR ONE OF A KIND EXPERIENCE AWAITS



**Acres:** 1

**Property Type:** Residential

**School District:** Bolton

**Water:** Lake

**Property Style:** Duplex-Side by Side

**Exterior Features:** None

**Parking Spaces:** 5

**Above Ground Square Feet:** 2403

**Bedrooms:** 8

**Estimated Taxes:** \$10,822

**Sewer:** Septic Tank

**Basement:** Pillar/Post/Pier, Slab

**County:** Warren

**Interior Features:** Eat-in Kitchen

**Town:** Bolton

**Bathrooms:** 3 Full

**Lake/River:** Lake George

**Heat:** Electric, Wood, Wood Stove

**Exterior:** Log

**Cooling:** None



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