



Your Lake George Real Estate Experts!

Davies Davies & Associates

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Listing courtesy of: Berkshire Hathaway Blake

MLS# - 202310381 - Price: \$1,450,000

4375 Lake Shore Drive, Bolton, NY

Description: This is an opportunity to acquire a proven income-generator in an high visibility area . .2. 3 acre lot with seasonal views of Lake George !!High summer traffic exposure on RT 9N Lake Shore drive between Lake George and Bolton. Having 10 year round rental 's and an well established seasonal deli with an extensive local following make this a lucrative investment OPPORTUNITY. All showings and questions thru the listing agent as owner's request.

Acres: 2.3

Property Type: Commercial

Lake/River: Lake George

Heat: Forced Air, Propane Tank
Leased

Exterior: Wood Siding

Parking Spaces: 10

**Above Ground Square
Feet:** 1092

School District: Bolton

Water: Drilled Well

Property Style: Multiple Dwelling
Unit, Commercial

County: Warren

Zoning: Multi Residence

Town: Bolton

Estimated Taxes: \$5,492

Sewer: Septic Tank

Basement: None

Cooling: Central Air



Daniel Davies
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