



Your Lake George Real Estate Experts!

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Listing courtesy of: eXp Realty, LLC

MLS# - 202312291 - Price: \$34,500

L4 Sam Cook Road, Chateaugay, NY

Description: Your search ends here! This remarkable 2.2-acre parcel of land is a hidden gem just steps from the Chateaugay River, offering unparalleled trout fishing experiences spanning from High Falls to the Canadian Border. Discover one of the best fishing spots directly off Sam Cook Rd. This prime location is ideal for realizing your dreams-whether it's building a home, creating a vacation haven or simply parking your RV! The property comes equipped with water and electric hookups on-site, providing convenience for your envisioned retreat. With a short 5-mile drive to town, easy access to Titus Mountain/Malone (15 miles away). The possibilities are boundless; just bring your imagination to this North Simms Rd location, situated on the west side of Simms Rd and at the corner of Sam Cook Rd.

Acres: 2.22

School District: Chateaugay

Sewer: None

Town: Chateaugay

Estimated Taxes: \$155

County: Franklin

Property Type: Land

Water: None, Public



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