



*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](http://www.davies-davies.com)



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Listing courtesy of: Howard Hanna

**MLS# - 202315974 - Price: \$1,399,000**

288 Lark Street, Albany, NY

**Description:** Fantastic opportunity to purchase historic Wine & Tap room. Owner Financing is available. Sale includes, building, business & all FF&E. Also included in sale are 2 luxury brand new apartments with separate utilities, \$4,135 monthly income. ROP's in place. High Efficiency Appliances w/ extended warranties. Totally renovated in 2019 w/ brand new equipment & furniture. Full liquor license, relax at the state of the art bar w/ total seating capacity of 35 in & 25 out on gorgeous paved patio in back. Sound & security system in place. A block away from the State Capitol and government buildings. Washington Park is stones throw away. High foot traffic. Can include package deal for 100 seat adjoining restaurant. Listing agent is owner



**Acres:** 0.03

**Above Ground Square Feet:** 3647

**Town:** Albany

**Property Type:** Commercial

**School District:** Albany

**Estimated Taxes:** \$5,582

**Water:** Public

**Sewer:** Public Sewer

**Heat:** Forced Air

**Basement:** Finished

**Exterior:** Brick

**County:** Albany

**Cooling:** Central Air



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

