



*Your Lake George Real Estate Experts!*

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Listing courtesy of: Roohan Realty

**MLS# - 202320480 - Price: \$350,000**

638 Reafield Farm Road, Salem, NY

**Description:** Family Compound, 2 Homes, Investment! Once in a great while an exquisite property comes to market. This beautiful .57 acre parcel includes 2 homes sitting on the famous Battenkill River. The Mill provided electricity for the hamlet of Salem NY in the 1900's. Transformed into a lofty seasonal home, the Great Room features 20'+ ceilings, and incorporates the LR/DR/kitchen with stunning views of the river. 2 BR/1.5 baths complete the floorplan. Fly fish from your deck or river bank, swim in your 10' deep swimming hole or have fun tubing. The 2nd home is approx 800 sf, 2 BR/1 bath, LR. Together this is perfectly suited as a compound, rental, or tranquil vacation spot. Find your peace and solitude here on this ideal riverfront oasis. Brand new electrical in both homes. Property sold "as is".



**Acres:** 0.57

**Bedrooms:** 2

**Estimated Taxes:** \$4,206

**Sewer:** Septic Tank

**Basement:** None

**County:** Washington

**Interior Features:** Paddle Fan, Solid Surface Counters, Built-in Features, Cathedral Ceiling(s), Ceramic Tile Bath, Kitchen Island

**Town:** Salem

**Bathrooms:** 1 Full

**Lake/River:** Battenkill River

**Heat:** Wood Stove

**Exterior:** Brick, Stone

**Cooling:** None

**Property Type:** Residential

**School District:** Salem

**Water:** Drilled Well

**Property Style:** Accessory Apartment, Custom

**Exterior Features:** Garden

**Parking Spaces:** 4



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