



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



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Listing courtesy of: Coldwell Banker Prime Prop.

MLS# - 202320991 - Price: \$449,898

1184 Bradt Hollow Road, Berne, NY

Description: CATTLE FARM BORDERS HUNTABLE WILDERNESS PRIVATE HISTORIC WRITING STUDIO POTENTIALY ORGANIC READY TO GO GREEN 2 CREEKS & POND NEAR SKI/POWERBOAT/WATERPARK 37 Catskill acres, 15 in old forest Deer, turkey, bear... 6' snowfall. Springs 4 more ponds. Fenced pastures. No chems 4 many yrs. Barn w/no freeze self fill watering system. Large loft studio. Dawn 2 dusk chicken door. 6 bds, 2.5 bth, bonus rooms. Kit-DR-LR new ceramic tile. New radiant floor heat & electric boiler. Add solar 4 FULLY GREEN FARM. New appliances. All modern wood windows. Covered porches. Gravel drives! Huge lawns! New well & water treatment. Equip. pictured in price. 4K Credit for counters/stove at closing. More info/pics @ <http://albany.craigslist.org/for/d/berne-historic-cattle-farm-with-big/7660571802.html>

Acres: 30

Bedrooms: 5

Estimated Taxes: \$6,542

Heat: Electric, Hot Water, Zoned

Exterior: Wood Siding

Cooling: Window Unit(s)

Interior Features: Built-in
Features, Eat-in Kitchen

Town: Berne

Bathrooms: 2 Full

Water: Drilled Well

Property Style: Farmhouse

Exterior Features: Barn

Parking Spaces: 60

Property Type: Residential

School District: Berne Knox

Sewer: Septic Tank

Basement: Bilco Doors, Partial

County: Albany

Zoning: Farm



Daniel Davies
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