



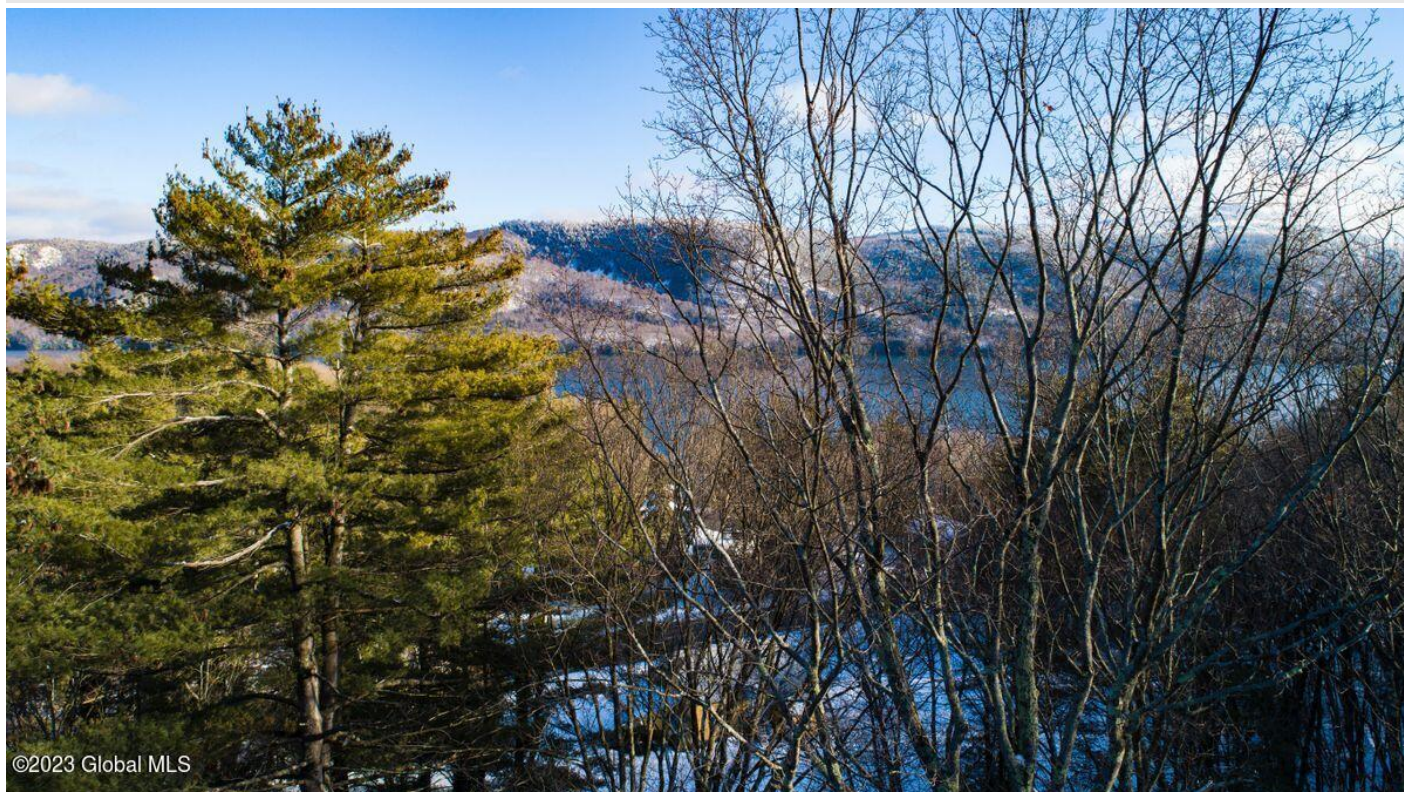
Your Lake George Real Estate Experts!

Davies Davies & Associates

P.O. Box 201, Cleverdale, NY 12820

P: (518) 656-9068 F: (518) 656-9087

www.davies-davies.com



Listing courtesy of: Four Seasons Sothebys Int RE

MLS# - 202321770 - Price: \$250,000

L21 Lake Shore Drive, Hague, NY

Description: For the Love of Lake View!!! Building lot in desirable Silver Bay, w/lake views of northern LG. 1/2 mile walk to highly sought-after Silver Bay YMCA w/amenities that spoil. Images from 3 elevations shown from drone photography capture the incomparable beauty w/views of Black & Erebus Mtns., Sleeping Beauty, Anthony's Nose. The images of digitally composed 'artist renderings' show the scale & proportion of what can be built overlooking this unforgettable landscape. Lot has existing plans drawn/permits for well/septic. The topography shows gentle grade up 150' of incline, ideal for mountainside building. Our team is prepared to help coordinate process w/custom, local builders. Result will be a tailored & stunning world w/lake lifestyle 2nd-to-none. 2 additional lots available up the mtn.

Acres: 0.57

School District: Ticonderoga

Sewer: None

Town: Hague

Estimated Taxes: \$894

County: Warren

Property Type: Land

Water: None

Zoning: None



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

