



Your Lake George Real Estate Experts!

Davies Davies & Associates

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Listing courtesy of: Davies-Davies & Assoc Real Est

MLS# - 202327551 - Price: \$1,125,000

4921 Lake Shore Drive, Bolton Landing, NY

Description: LOCATION! LOCATION! LOCATION! RARE Commercial Property and Opportunity on Lake Shore Drive within the Hamlet of Bolton Landing. This property welcomes you into the hamlet from the South, namely, Lake George Village and Diamond Point. It offers an expansive 0.52 acres (22,651 sqft) of flat terrain, along with one main building, 5 additional sheds varying in square footage, and 3 green houses. It is a well-known and respected Retail/Garden Center that was established 30 years ago. There is 200-amp service, along with public water and sewer. Zoned Commercial General Business (GB5000) and Res. Medium Density (RM1.3). The current business is open for 6-8 months/yr. There are currently 5 parking spaces along Lake Shore Drive. The property is being sold w/ improvements on the lot.

Acres: 0.52

School District: Bolton

Sewer: Public Sewer

Basement: Slab, Other

County: Warren

Interior Features: High Speed Internet

Town: Bolton

Estimated Taxes: \$2,776

Heat: Baseboard, Electric, Propane Tank Leased, Radiant

Exterior: Tex 11 Siding, Wood Siding

Cooling: Window Unit(s)

Property Type: Commercial

Water: Public

Property Style: Manufactured, Commercial

Exterior Features: Garden, Lighting

Parking Spaces: 5



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