



*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)



Listing courtesy of: Berkshire Hathaway Home Services Blake,  
REALTORS

**MLS# - 202329865 - Price: \$105,000**

1 Nixon Street, Hoosick Falls, NY

**Description:** Single family with possible in-law apartment home has two kitchens, is not listed as a two family. home is sold as-is home is in need of mold remediation. Home sits on a large corner village lot. All offers MUST be submitted online; please go to [ssOffer.com](http://ssOffer.com) for detailed instructions and to download REQUIRED Addenda."

**Acres:** 0.17

**Bedrooms:** 4

**Estimated Taxes:** \$3,011

**Heat:** Baseboard, Hot Water, Oil

**Basement:** Unfinished

**County:** Rensselaer

**Zoning:** Single Residence

**Town:** Hoosick Falls

**Bathrooms:** 2 Full

**Water:** Public

**Garage:** 2

**Exterior:** Clapboard, Vinyl Siding

**Cooling:** None

**Interior Features:** High Speed Internet, Built-in Features, Eat-in Kitchen

**Property Type:** Residential

**School District:** Hoosick Falls

**Sewer:** Public Sewer

**Property Style:** 1 Family + In-Law

**Exterior Features:** Drive-Paved, Lighting

**Parking Spaces:** 3



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

