



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



©2024 Global MLS

Listing courtesy of: Howard Hanna

MLS# - 202410408 - Price: \$195,000

300 1st Avenue, Watervliet, NY

Description: Back On The Market! This is a great investment opportunity nestled in the Port Schuyler neighborhood of Watervliet! The first floor unit is occupied and recently renovated with new flooring, ceilings and electrical. The second floor unit is recently vacant, but is ready to rent with a little vision and TLC. Second floor has a new furnace and forced air. A new sewer line was laid down in February. Excellent location with close access to I-787 and a fast commute to Albany, Troy, Latham, Cohoes and HVCC. Taxes are incredibly low making this a terrific income generating property.

Acres: 0.08

Bedrooms: 5

Estimated Taxes: \$3,685

Heat: Baseboard, Forced Air

Exterior: Aluminum Siding

Zoning: Multi Residence

Town: Watervliet

Bathrooms: 2 Full

Water: Public

Property Style: Traditional

Exterior Features: None

Interior Features: Solid Surface
Counters

Property Type: Multi-Family

School District: Watervliet

Sewer: Public Sewer

Basement: Apartment, Partial

County: Albany



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

