



*Your Lake George Real Estate Experts!*

**Davies Davies & Associates**

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Listing courtesy of: Berkshire Hathaway HomeServices Blake,  
REALTORS

**MLS# - 202412162 - Price: \$228,500**

415 Collins Gifford Valley Road, Northville, NY

**Description:** Seize Your Slice of Serenity on Pristine Woodward Lake! Welcome to your dream destination! Embrace nature's canvas on this stunning 5-acre lakefront lot boasting 675 feet of shoreline. APA and town approved, with a completed site plan, this gem awaits your Adirondack retreat or forever home. Perfect for outdoor enthusiasts, enjoy direct access to the Northville-Placid Trail and mere minutes away from the Great Sacandaga Lake. Whether you're seeking solitude or adventure, this idyllic setting offers it all. Don't miss out on this unparalleled opportunity to craft your lakeside haven. Contact us today for a private showing.

**Acres:** 5

**School District:** Northville

**Water:** None

**Zoning:** Single Residence

**Town:** Northampton

**Estimated Taxes:** \$5,005

**Sewer:** None

**Property Type:** Land

**Lake/River:** Woodward Lake

**County:** Fulton



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