



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



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Listing courtesy of: The Property Shop

MLS# - 202412185 - Price: \$197,500

4 S William Street, Johnstown, NY

Description: This downtown location is perfect for the person who is looking to live above their business or to create a cash flow. This is a brick building in very good condition. There are separate electric services and heat. This could be your first mixed use property or an addition to your portfolio. There are many updated features. The 2nd floor apartment is entirely new. It has been used as an Air BB, but could easily be used as a long term rental with a \$1000 a month rental price. The first floor rental space is occupied with a barber shop with a long term lease at \$750 per month. There is municipal parking across the street, and parking in front of the building as well. This turn key property could be yours. Call to schedule a showing of this excellent property.

Acres: 0.02

Property Type: Commercial

Water: Public

Exterior: Brick

Zoning: Mixed

Above Ground Square Feet: 2907

School District: Johnstown

Sewer: Public Sewer

County: Fulton

Interior Features: Paddle Fan,
Ceramic Tile Bath

Town: Johnstown

Estimated Taxes: \$1,853

Heat: Baseboard, Electric, Steam,
Natural Gas

Cooling: None



Daniel Davies
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