



*Your Lake George Real Estate Experts!*

**Davies Davies & Associates**

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Listing courtesy of: Core Real Estate Team

**MLS# - 202412569 - Price: \$219,000**

58 Maple Avenue, Hunter, NY

**Description:** Welcome to your ultimate ski retreat! Nestled near the base of Hunter Mountain, this unique fixer upper offers not one, but one charming home and one shed, perfect for both personal enjoyment and investment potential. With 2 Bed and 1 Bath, with this Handyman special the possibilities are endless. Tons of natural light from the big bay windows. Municipal water and sewer and high speed internet and cable assissible. Enjoy the beautiful landscape around you, amazing restaurants and local shops. Generate rental income, host family gatherings, or create your own private mountain compound. Great investment for a flipper looking for a next project. Sold as-is. Cash Only

**Acres:** 0.31

**Bedrooms:** 2

**Estimated Taxes:** \$3,721

**Heat:** Electric

**Basement:** Crawl Space,  
Unfinished

**County:** Greene

**Zoning:** Single Residence

**Town:** Hunter

**Bathrooms:** 1 Full

**Water:** Public

**Garage:** 2

**Exterior:** Drywall, Vinyl Siding,  
Wood Siding

**Cooling:** None

**Property Type:** Residential

**School**

**District:** Hunter-Tannersville

**Sewer:** Public Sewer

**Property Style:** Old Style, Split  
Level

**Exterior Features:** Lighting

**Parking Spaces:** 4



**Daniel Davies**  
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