



Your Lake George Real Estate Experts!

Davies Davies & Associates

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Listing courtesy of: Coldwell Banker Prime Prop

MLS# - 202412814 - Price: \$1,499,000

117 S Shore Road, Edinburg, NY

Description: Lakeside Adirondack Custom 2 story 7 bedroom 4 bath Home! 1.62 acres of fairly level land, long driveway leads to a setting off the main road .Great lake location w/ expansive lake, mountain & sunset views 96' lake front w/dock Wide plank pine floors, pine walls & ceilings Living room has a brick fireplace & sliders to enc porch. The modern kitchen has granite countertops, newer GE Adora appliances, pantry, sub zero drawers & counter bar-open to dining room. 2 bedrooms & bath w/ granite down. Adirondack staircase leads to the second floor where you will find 5 bedrooms, 3 baths with granite & laundry area. The oversized ensuite bedroom has cathedral ceiling, lots of windows to view the lake, walk in closet and private bath. 2 car gar & mudroom. w/laundry. Anderson Windows.

Acres: 1.62

Bedrooms: 7

Estimated Taxes: \$11,103

Sewer: Septic Tank

Property Style: Custom

Exterior Features: Drive-Paved,
Lighting

Parking Spaces: 6

Town: Edinburg

Bathrooms: 4 Full

Lake/River: Great Sacandaga
Lake

Heat: Forced Air, Oil

Basement: Bilco Doors, Crawl
Space, Full, Interior Entry

County: Saratoga

Zoning: Single Residence

Property Type: Residential

School District: Broadalbin-Perth

Water: Drilled Well

Garage: 2

Exterior: Other, Fiber Cement

Cooling: None

Interior Features: High Speed
Internet, Paddle Fan, Walk-In
Closet(s), Cathedral Ceiling(s),
Eat-in Kitchen, Built-in Features



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