



*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](http://www.davies-davies.com)



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Listing courtesy of: Bouchard Realty, Inc.

**MLS# - 202413227 - Price: \$250,000**

813 7th Avenue, Troy, NY

**Description:** Absolutely nothing to do in this more than 1800 sq foot beautifully maintained large 2 story home. Kitchen has very unique high end , end cut butcher block countertops, new cabinets, and stainless steel appliances included with the home. Relax in the 2 spa like completely redone bathrooms. Downstairs, rejuvenate in the large walk-in shower and in the upstairs bath you can relax in the claw foot tub. Currently 3 bedrooms but has more than enough room upstairs to make another bedroom, family room, or rec room as it is currently used as. Completely paid for solar panels run the seller less than \$20 per month for utilities. You must come take a closer look to truly appreciate all this home has to offer. Bid deadline Sunday 17th @ 5p.m.



**Acres:** 0.19

**Bedrooms:** 3

**Estimated Taxes:** \$4,797

**Heat:** Forced Air, Natural Gas,  
Radiant Floor, Solar

**Basement:** Crawl Space

**County:** Rensselaer

**Interior Features:** High Speed  
Internet, Paddle Fan, Vaulted  
Ceiling(s), Walk-In Closet(s),  
Ceramic Tile Bath, Crown  
Molding, Eat-in Kitchen, Kitchen  
Island

**Town:** Troy

**Bathrooms:** 2 Full

**Water:** Public

**Garage:** 1

**Exterior:** Vinyl Siding

**Cooling:** Central Air

**Property Type:** Residential

**School District:** Lansingburgh

**Sewer:** Public Sewer

**Property Style:** Traditional

**Exterior Features:** Drive-Paved,  
Garden, Lighting

**Parking Spaces:** 8



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

