



*Your Lake George Real Estate Experts!*

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Listing courtesy of: Berkshire Hathaway HomeServices Blake,  
REALTORS

**MLS# - 202413503 - Price: \$229,900**

636 Lake Avenue, Saratoga Springs, NY

**Description:** This Saratoga property presents an opportunity for those willing to roll up their sleeves and undertake renovation work. Nestled on a generous 4-acre plot, the potential of this property is evident. Offering ample space for outdoor activities, gardening, or potential expansion. A newer, sizable 4-car garage provides plenty of storage space for vehicles and storage. Adjacent to the garage stands a large barn, perfect for additional storage, workshop space. The outdoor kitchen is great for summer entertaining. This property offers a blend of rural tranquility and a lot of potential. Just minutes from Downtown, I-87, and the track.



**Acres:** 4.23

**Bedrooms:** 3

**Estimated Taxes:** \$7,400

**Heat:** Forced Air, Pellet Stove,  
Propane, Other

**Basement:** Bilco Doors,  
Unfinished

**County:** Saratoga

**Interior Features:** Vaulted  
Ceiling(s)

**Town:** Saratoga Springs, Outside

**Bathrooms:** 1 Full

**Water:** Drilled Well

**Garage:** 8

**Exterior:** Aluminum Siding, Vinyl  
Siding

**Cooling:** Other

**Property Type:** Residential

**School District:** Saratoga Springs

**Sewer:** Septic Tank

**Property Style:** Ranch

**Exterior Features:** Barn, Gas  
Grill, Outdoor Kitchen

**Parking Spaces:** 8



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