



*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)



Listing courtesy of: NY ICON Group LLC

**MLS# - 202414959 - Price: \$259,900**

3 Wilton Court, Halfmoon, NY

**Description:** OPEN HOUSE SUN 4/28 1-3pm. The ease of one-level-living awaits in Halfmoon! Move-in ready ranch-style home in the desirable Knox Woods neighborhood featuring 2 Bedrooms & 1 Full bath. This sun-filled end unit is a rare find w/ new roof('22), LVP floors, stainless steel appliance package('20), vaulted ceilings w/ skylights, sliding glass door on to patio, Central AC, updated 150 Amp electric panel ('11) programmable



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thermostat & more! Exterior features storage closet & 3 parking spaces. Located in Shen Schools & minutes from where you work, shop & dine...under 10 minutes to I-87 & under 1 mile from Scentral Bark Dog Park! LOW taxes. Maintenance free, this HOA includes: roof, siding, fencing, snow removal, lawn care & trash removal = \$299/Month. Pool & tennis court membership \$200 Annually



**Acres:** 0.02

**Bedrooms:** 2

**Estimated Taxes:** \$3,190

**Heat:** Forced Air, Natural Gas

**Exterior:** Aluminum Siding

**Parking Spaces:** 3

**Town:** Halfmoon

**Bathrooms:** 1 Full

**Water:** Public

**Property Style:** Ranch

**County:** Saratoga

**Interior Features:** Paddle Fan,  
Vaulted Ceiling(s), Other

**Property Type:** Residential

**School District:** Shenendehowa

**Sewer:** Public Sewer

**Basement:** Slab

**Cooling:** Central Air



**Daniel Davies**  
NYS Licensed Real Estate  
Broker GRI, ABR,  
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