



*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)



©2024 Global MLS

Listing courtesy of: Howard Hanna

## **MLS# - 202415436 - Price: \$695,000**

1201 Ridge Road, Broadalbin, NY

**Description:** Huge price adjustment! Every day you can wake up to a breath-taking view from this home located in the Town of Galway! It has sliding glass doors on both the upper & lower levels, & a full-length deck, all facing a magnificent view of Galway Lake & the surrounding area. Located on a spacious property that provides a great buffer for privacy. The house has been very well maintained with many upgrades. 4 yr old roof, 2 yr central air, 4 yr repaved driveway, back deck 7 yrs, and much more. 4 bdrms, 3 full baths, 2 fireplaces, & the primary bdrm has its own bath & walk-in closet. The downstairs is completely finished w/bdrm, full bath, family rm w/walkout to the patio. Boasting 3200 sq ft. Detached 2 bay garage and large garden shed, all on 10+/- acres.



**Acres:** 10.08

**Bedrooms:** 4

**Estimated Taxes:** \$6,586

**Heat:** Forced Air, Oil, Propane

**Basement:** Finished, Full, Heated, Walk-Out Access

**County:** Saratoga

**Interior Features:** Walk-In Closet(s)

**Town:** Galway

**Bathrooms:** 3 Full

**Water:** Drilled Well

**Garage:** 2

**Exterior:** Vinyl Siding

**Cooling:** Central Air

**Property Type:** Residential

**School District:** Galway

**Sewer:** Septic Tank

**Property Style:** Ranch

**Exterior Features:** Drive-Paved

**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)

