



*Your Lake George Real Estate Experts!*

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Listing courtesy of: Howard Hanna

**MLS# - 202415620 - Price: \$550,000**

**3 Sky Trl , Edinburg, NY**

**Description:** A wonderful Post & Beam in a private setting on 2.76 acres near Great Sacandaga lake. Open & light, with attractive wood accents throughout. Cherry floors on the 1st floor and Spruce ceilings with exposed beams create a warm, inviting atmosphere. The Kitchen boasts Hickory cabinets and Silestone counter tops. The grand Dining Room is beautiful, sunlight streams in through 3 tall Pella windows. LR with woodstove; the Study (pocket doors) could be a Fam Rm or 1st flr BR. 1st flr Bath has full accessible shower, Full Bath on the 2nd floor has a tub. The 2 covered porches provide picturesque views of the surrounding natural world. Upper balcony porch is off the Master BR, huge walk-in closet!. Public boat launch only 10 minutes away. See Doc Book for more remarks. Live like you're on vacation



**Acres:** 2.76

**Bedrooms:** 3

**Estimated Taxes:** \$3,622

**Heat:** Forced Air, Passive Solar, Propane, Propane Tank Owned

**Basement:** Crawl Space, Full, Interior Entry, Partial, Unfinished

**County:** Saratoga

**Zoning:** Single Residence

**Town:** Edinburg

**Bathrooms:** 2 Full

**Water:** Drilled Well

**Garage:** 4

**Exterior:** Cedar

**Cooling:** Central Air

**Interior Features:** High Speed Internet, Solid Surface Counters, Walk-In Closet(s), Ceramic Tile Bath

**Property Type:** Residential

**School District:** Edinburg

**Sewer:** Septic Tank

**Property Style:** Custom, Other

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

**Parking Spaces:** 6



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