



*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: Howard Hanna

**MLS# - 202415624 - Price: \$235,000**

2017 Co Hwy 6 , Northville, NY

**Description:** Here is your opportunity to have your own place in the ADK's to relax. Nice private setting w/this year round house/camp. Open concept living rm/kitchen area. 2 bdms, full bath, & a bonus rm. 2 heating sources - new wood stove, & propane furnace. On the property are 2 sheds & a 3rd wood shed. Current owner installed a new leech field, insulated skirting around the foundation, & frt door. The property has a ROW to state land. It's like a pathway through the wilderness to enjoy more of the ADK forest. The owners will give a \$5000.00 credit at closing for new windows.

**Acres:** 4.5

**Bedrooms:** 2

**Estimated Taxes:** \$993

**Heat:** Forced Air, Propane, Wood

**Exterior:** Wood Siding

**Cooling:** None

**Town:** Benson

**Bathrooms:** 1 Full

**Water:** Dug Well

**Property Style:** Camp

**Exterior Features:** None

**Parking Spaces:** 10

**Property Type:** Residential

**School District:** Northville

**Sewer:** Septic Tank

**Basement:** None

**County:** Hamilton



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

