



*Your Lake George Real Estate Experts!*

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Listing courtesy of: Century 21 - Adirondacks

**MLS# - 202415666 - Price: \$199,000**

103 The Portage , Ticonderoga, NY

**Description:** Beautiful renovated Craftsman. 3 bedrooms with 1 full bath and additional room for den, 4th bedroom in the attic (approx 400 sq ft.) Original hardwood floors and built-in cabinets throughout home. Large windows and arched doorways, plenty of closets. Renovations, heating system (2019), plumbing kitchen/bath (2019), updated kitchen with appliances (2020). Front porch updated in 2019. Nice level lot with garden area, 2 car garage with storage space above, fenced in back yard. Short distance from boat launch and beach on Northern Lake George, boat launch Lake George, Ferry to VT, Fort Ticonderoga, Star Trek events, and so much more. Call today. Seller will give a credit towards TOP roof for new shingles to be replaced after closing with APPROVED OFFER.



**Acres:** 0.2

**Bedrooms:** 3

**Estimated Taxes:** \$3,411

**Heat:** Hot Water, Oil, Other

**Basement:** Full, Heated, Interior Entry

**County:** Essex

**Zoning:** Single Residence

**Town:** Ticonderoga

**Bathrooms:** 1 Full

**Water:** Public

**Garage:** 2

**Exterior:** Vinyl Siding

**Cooling:** None

**Interior Features:** High Speed Internet, Paddle Fan, Walk-In Closet(s), Built-in Features

**Property Type:** Residential

**School District:** Ticonderoga

**Sewer:** Public Sewer

**Property Style:** Craftsman

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

**Parking Spaces:** 4



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