



Your Lake George Real Estate Experts!

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Listing courtesy of: McSharry & Assoc. Realty LLC

MLS# - 202415678 - Price: \$279,900

83 Lawnridge Avenue, Albany, NY

Description: Nestled in the walkable Helderberg neighborhood, this lovely brick ranch offers low maintenance living. Fully renovated, including a new kitchen and bath, recessed lighting, refinished wood floors and replacement windows the living space is open and bright. Practical improvements including a new furnace, air conditioner and additional attic insulation ensure there are no big ticket items to tackle. The fenced yard is ideal for outdoor gatherings, gardening and playing. The dry basement features a half bath, a bonus room and great storage. Walkable to shops and eateries and situated near Albany Academy, the location can't be beat.

Acres: 0.17

Property Type: Residential

School District: Albany

Sewer: Public Sewer

Property Style: Ranch

Exterior Features: Drive-Paved,
Lighting

Parking Spaces: 4

Below Ground Square Feet: 222 **Town:** Albany

Bedrooms: 3

Estimated Taxes: \$6,450

Heat: Forced Air, Natural Gas

Basement: Full, Heated

County: Albany

Interior Features: High Speed
Internet, Ceramic Tile Bath

Bathrooms: 1 Full

Water: Public

Garage: 1

Exterior: Aluminum Siding, Brick

Cooling: Central Air



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