



*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)



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Listing courtesy of: Weichert Realtors-Reliable Properties

**MLS# - 202415904 - Price: \$325,000**

53 Forest Avenue, Albany, NY

**Description:** This 2 family has large flats each with 3 Bedrooms and 1 Bath. Enclosed front porch for both units, 2 car garage. Proximity to hospitals and Colleges make this neighborhood very desirable and stable. New Hot Water heaters, newer appliances, washer/ dryer for each unit. Very clean apartments with great tenants. Property Management company in place and would stay on for new owner.



**Acres:** 0.13

**Bedrooms:** 6

**Estimated Taxes:** \$9,207

**Heat:** Natural Gas

**Basement:** Full

**County:** Albany

**Town:** Albany

**Bathrooms:** 2 Full

**Water:** Public

**Garage:** 2

**Exterior:** Aluminum Siding

**Parking Spaces:** 4

**Property Type:** Multi-Family

**School District:** Albany

**Sewer:** Public Sewer

**Property Style:** Other

**Exterior Features:** None

**Zoning:** Multi Residence



**Daniel Davies**  
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