



Your Lake George Real Estate Experts!

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Listing courtesy of: Vera Cohen Realty, LLC

MLS# - 202612728 - Price: \$340,000

1213 Burden Lake Road, Averill Park, NY

Description: Buyer financing fell through--your second chance is here! Back on the market due to no fault of the seller. Sellers are motivated! Enjoy summer at the lake and a lifestyle you'll love year-round in this beautifully renovated 4-bedroom, 1.5-bath home just moments from picturesque Burden Lake in Averill Park. Walk or bike to the iconic Kay's Pizza, spend your days kayaking, fishing, swimming, or exploring the scenic trails surrounding the lake. Completely renovated from top to bottom, this move-in-ready home combines country living with modern conveniences. Features include a stunning updated kitchen, beautifully remodeled bathrooms, a new well, new sump pump, and countless upgrades throughout. A upgraded outdoor plug for a hot tub on the back deck and an EV charger install adds a modern touch for today's homeowner. Whether you're relaxing on the property, enjoying lake activities, or entertaining guests and friends, there's truly nothing left to do but move in and enjoy. Experience the perfect blend of small-town charm, outdoor recreation, and modern comfort in one of Averill Park's most desirable lake communities. Don't miss this opportunity to own a turnkey home near Burden Lake--where every day feels like a getaway.

Schedule your booking today!

Property Features

Acres: 0.19

Town: Sand Lake

Bedrooms: 4

School District: Averill Park

Sewer: Public Sewer

Property Style: Traditional

Exterior: Block, Vinyl Siding

County: Rensselaer

Parking Spaces: 4

Above Ground Square Feet: 1704

Property Type: Residential

Bathrooms: 1 Full

Estimated Taxes: \$7,368

Heat: Baseboard, Hot Water, Oil

Basement: Interior Entry

Exterior Features: Drive-Paved, Lighting

Cooling: None

Interior Features: Paddle Fan, Walk-In Closet(s)



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