



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



Global MLS



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Listing courtesy of: Cleary Real Estate

MLS# - 202622629 - Price: \$315,000

833 E River Drive, Lake Luzerne, NY

Description: Imagine spending sunny days surrounded by breathtaking waterfront views & the peaceful rhythm of river life. This charming waterfront cottage offers the perfect retreat for relaxation, entertaining & making unforgettable memories. The expansive upper waterfront deck, complete with mounted outdoor speakers, is the ideal gathering place... Host celebrations, enjoy outdoor dining, or simply unwind with a good book. The spacious lower deck-dock invites you to soak up the sun or launch your boat to take a leisurely cruise to the popular nearby sandbar for a day of fun w/other river revelers. The cottage features a comfortable BR, a charming kitchen w/an antique Chambers stove, a cozy LR w/a pellet stove, and a full bath enhanced by a skylight. While the home has been enjoyed as a seasonal getaway, the pellet stove & existing layout provide excellent potential for conversion to year-round living w/some modifications. The property has been thoughtfully maintained w/newer windows & siding, adding to its appeal and value. 2 storage sheds provide room for equipment & water toys, while one has been creatively converted into a charming bunkhouse--perfect for additional sleeping space. The landscaped grounds offer a winding pathway leading to a private picnic area tucked behind the home, creating a peaceful park-like setting. The placement of the cottage and sheds to the north, combined with mature trees & open space to the south, provides exceptional privacy rarely found on waterfront properties. Adding to the convenience & charm, the property includes an outdoor shower. The home is being offered largely furnished & includes a collection of recreational essentials. Parking includes one on-site space w/more parking available across the street on public land. Whether you're searching for a peaceful seasonal escape or envisioning a future year-round home, this exceptional property offers the exciting & relaxed lifestyle that only a waterfront home can provide.

Property Features

Acres: 0.09

Town: Lake Luzerne

Bedrooms: 1

School District: Hadley Luzerne

Lake/River: Hudson River

Sewer: Septic Tank

Property Style: Cottage

Exterior: Vinyl Siding

County: Warren

Parking Spaces: 3

Above Ground Square Feet: 759

Property Type: Residential

Bathrooms: 1 Full

Estimated Taxes: \$2,768

Water: Lake

Heat: Electric, Pellet Stove

Basement: None

Exterior Features: Garden, Gas Grill, Outdoor Shower, Dock

Cooling: Window Unit(s)

Interior Features: High Speed Internet, Wired for Sound, Built-in Features, Eat-in Kitchen



Daniel Davies
NYS Licensed Real Estate
Broker GRI, ABR,
RSPS,SRS,C2EX
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[Email Agent](#)

