



**\$799,900**

## **2280 STATE ROUTE 28, JOHNSBURG, NY 12886**

<https://fallatigroup.com>

- 6 beds
- Single Family Residence
- Residential
- Active

With an indoor pool, guest home and views of Gore Mountain, this home offers a mountain retreat like no other. This expansive property on over 8 acres boasts a main residence that embodies the Adirondacks. The guest home offers endless possibilities as to what the property can be used for. From hosting family gatherings to creating a lucrative rental opportunity. The main home features 3 bedrooms and 2.5 bathrooms. Enjoy the tranquility of a spacious front porch overlooking a pond and a second enclosed porch off the kitchen area. The Guest home, just steps away from the main home features a common area, 3 bedrooms and 2 full bathrooms, an indoor heated pool and hot tub. Take a short walk down the [...]

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### **Basics**



**Date added:** Added 6 months ago

**MLS ID:** 202414000

**List Office Name:** Coldwell Banker Prime Prop.

**List Agent Email:** erin.tims@coldwellbankerprime.com

**List Agent Office Phone:**  
631-404-7593

**County:** Warren

**Living Area sqft:** 4900

**Lot Size Acres:** 8.32 acres

**Category:** Residential

**Type:** Single Family Residence

**Status:** Active

**Total Rooms:** 13

**Bedrooms:** 6 beds

**Half baths:** 2 half baths

**Year built:** 1981

**Zoning:** Single Residence

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## Directions

**Directions:** I87 to exit 23 left on Diamond Point Road and then right on US-9 N. Turn left on State route 28 and proceed 10 miles. House is on the right

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## Building Details

**Construction Materials:** Drywall, Log

**Patio & Porch:** Screened, Side Porch, Covered, Enclosed, Front Porch, Porch

**Garage:** 1

**Garage Spaces:** 2

**Basement:** Bath/Stubbed, Full, Interior Entry, Walk-Out Access

**Roof:** Asphalt, Metal, Shingle

**Property Condition:** Updated/Remodeled

**Architectural Style:** 1 Family + In-Law, Accessory Apartment, Log

**Doors:** Sliding Doors, Storm Door(s)

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## Interior Features



**Floor Covering:** Carpet, Hardwood, Laminate, Wood

**Cooling:** Wall Unit(s)

**Fireplace:** 4

**Interior Features:** High Speed Internet, Jet Tub, Paddle Fan, Eat-in Kitchen, Kitchen Island, Built-in Features

**Laundry Features:** In Basement, In Bathroom

**Bathrooms Total:** 6

**Heating:** Propane, Radiant Floor, Wood

**Appliances:** Double Oven, Instant Hot Water, Refrigerator, Washer/Dryer

**Fireplace Features:** Bedroom, Dining Room, Gas, Wood Burning

**Above Grade Finished Area Source:** Estimated

**Bathrooms Full:** 4

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## Exterior Features

**Parking:** Driveway

**Lot Size Units:** Acres

**Lot Features:** Secluded, Mountain(s), Private, Views, Wooded, Cleared, Garden, Landscaped

**Exterior Features:** Garden, Gas Grill, Lighting, Storm Door(s)

**Lot Size Area:** 8.32

**View:** Mountain(s), Pond, Trees/Woods, Creek/Stream, Forest, Garden

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## Amenities & Features

**Sewer:** Septic Tank

**Electric:** 200+ Amp Service, Generator

**Waterfront Features:** Pond, Creek

**Security Features:** Smoke Detector(s)

**Water:** Drilled Well

**Pool Features:** Indoor

**Body of Water:** Mill Creek

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## Additional

**Buyer Agency Compensation:** 2.50

**Sub Agency Compensation:** 0.00

**Compensation Disclaimer:** The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.



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## Financial

**Possession:** At Closing

**Tax Annual Amount:** \$7,239.50

**Tax Lot:** 52.000

**Special Listing Conditions:** Standard

**Tax Block:** 1

**Tax Tract:** 118.00

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## School Information

**Elementary School:** Johnsburg Central

**High School District:** Johnsburg

**High School:** Johnsburg Central

