



\$775,000

## 26 HEMLOCK RIDGE LANE, BOLTON, NY 12814

<https://fallatigroup.com>

- 2 beds
- Single Family Residence
- Residential
- Active

Welcome to Hemlock Ridge where ADK excellence was envisioned, then realized in this custom cedar contemporary. Located just mins from the crystal waters of Lake George & the fun of Downtown Bolton, this perfect getaway offers elegant amenities in a peaceful, mountainside setting. Impressive are architectural details like soaring ceilings stained richly in "Puritan Pine" & a wall of bookshelves as backdrop to the open living spaces. Dramatic are the interesting angles framing the rooms. Inviting is the loft where windows open to endless greenery. All the boxes are checked in the main floor primary ensuite. Details are enjoyed like soothing sage kitchen island & rustic hickory flooring. Around the grounds find bonfire fun, perennial gardens and 3 acres of woodland exploration! [...]

---

### Basics



**Date added:** Added 1 month ago  
**List Office Name:** Four Seasons Sothebys Int RE  
**List Agent Office Phone:** 518-796-5504  
**County:** Warren  
**Lot Size Acres:** 3.02 acres  
**Type:** Single Family Residence  
**Total Rooms:** 12  
**Half baths:** 1 half bath  
**Zoning:** Single Residence

**MLS ID:** 202423063  
**List Agent Email:** Kim.scott@fourseasonssir.com  
**Days On Market:** 2  
**Living Area sqft:** 1953  
**Category:** Residential  
**Status:** Active  
**Bedrooms:** 2 beds  
**Year built:** 2013

---

## Directions

**Directions:** Hemlock Ridge Lane is a private road off Valley Woods. Work is scheduled (summer 2024) to correct storm water runoff damage.

---

## Building Details

**Construction Materials:** Cedar, Wood Siding  
**Garage Spaces:** 4  
**Roof:** Asphalt  
**Architectural Style:** Craftsman, Custom  
**Patio & Porch:** Covered, Enclosed, Front Porch  
**Basement:** Full, Walk-Out Access  
**Windows:** Insulated Windows

---

## Interior Features



**Floor Covering:** Carpet, Ceramic Tile, Hardwood, Other

**Cooling:** Central Air

**Fireplace:** 1

**Interior Features:** High Speed Internet, Paddle Fan, Walk-In Closet(s), Wired for Sound, Cathedral Ceiling(s), Ceramic Tile Bath

**Laundry Features:** Laundry Room, Main Level

**Bathrooms Total:** 3

**Heating:** Forced Air

**Appliances:** Built-In Gas Oven, Convection Oven, Dehumidifier, Dishwasher, Dryer, Gas Oven, Gas Water Heater, Humidifier, Microwave, Range Hood, Refrigerator, Washer/Dryer, Wine Cooler

**Fireplace Features:** Insert, Wood Burning

**Above Grade Finished Area Source:** Public Records

**Bathrooms Full:** 2

---

## Exterior Features

**Exterior Features:** Garden, Lighting **Lot Size Units:** Acres

**Lot Size Area:** 3.02

**Lot Features:** Mountain(s), Wooded, Garden, Landscaped

**View:** Trees/Woods, Garden

---

## Amenities & Features

**Utilities:** Cable Connected

**Sewer:** Septic Tank

**Water:** Drilled Well

**Electric:** 220 Volts

---

## Additional

**Compensation Disclaimer:** .

---

## Financial



**Possession:** At Closing

**Tax Annual Amount:** \$5,111

---

## School Information

**Elementary School:** Bolton Central

**High School:** Bolton Central

**High School District:** Bolton

