



\$3,995,000

320 CANADA STREET, LAKE GEORGE, NY 12845

<https://fallatigroup.com>

- Mixed Use
- Commercial Sale
- Active

The hottest corner in town. Very profitable restaurant In the heart of the Village of Lake George. Last years NOI was \$764K. Comes with additional retail building previously Deli & liquor store with \$50K in income ready for its next tenant. This is an all year round business. Across the street from the New Marriott Hotel. Possible owner financing.

Basics



Date added: Added 8 months ago

List Office Name: Howard Hanna

List Agent Office Phone: 518-669-4356

Building Area Total: 13000

Living Area sqft: 13000

Lot Size Dimensions: 150 x 150

Type: Mixed Use

Year built: 1950

MLS ID: 201723485

List Agent Email: charlescurto@howardhanna.com

Days On Market: 2508

County: Warren

Lot Size Acres: 0.6 acres

Category: Commercial Sale

Status: Active

Zoning: Commercial

Directions

Directions: Rt 87 north to exit 21 right to Rt 9,left on Rt 9 north to Village of Lake George on Corner of Canada St & Amherst

Building Details

Construction Materials: Wood Siding

Roof: Other

Basement: Full

Interior Features

Heating: Baseboard

Cooling: Central Air

Exterior Features

Parking: See Remarks

Lot Size Area: 0.6

Lot Size Units: Acres

Lot Features: Other

Amenities & Features



Sewer: See Remarks

Water: Other, See Remarks

Accessibility Features: Accessible Approach with Ramp

Financial

Special Listing Conditions: Standard

Tax Annual Amount: \$27,727

Tax Block: 3

Tax Lot: 37

Tax Tract: 251.14

School Information

Elementary School: Lake George

High School: Lake George

High School District: Lake George

