



\$2,999,000

4 AND 11 CLIFFSIDE DRIVE, 4, BOLTON, NY 12814

<https://fallatigroup.com>

- 3 beds
- Single Family Residence
- Residential
- Active

Rare Bolton Landing Lakefront in coveted Northwest Bay set on 2.29 acres with 2 separate deeded parcels, 3 large deepwater docks, 77 foot of lake frontage and a beautiful swimming area and tons of privacy. 11 Cliffside is the most special Adirondack A frame that was just featured in Travel and Leisure online magazine. 4 Cliffside Drive is a carriage house/barn garage which has a renovated apartment on top. This parcel is an approved building lot ready for someones dream Adirondack Oasis. 11 Cliffside is set right above the lake with breathtaking views and a short walk down the path to the lake front There is also a your own parking area to drive to set above the docks which makes for [...]

Basics



Date added: Added 2 months ago
List Office Name: Premier Properties Lake George
List Agent Office Phone: 518-795-0374
Living Area sqft: 2500
Lot Size Dimensions: 230xx600xx
Type: Single Family Residence
Total Rooms: 6
Half baths: 1 half bath
Zoning: Single Residence

MLS ID: 202427786
List Agent Email: patriciasavagesells@gmail.com
County: Warren
Lot Size Acres: 2.29 acres
Category: Residential
Status: Active
Bedrooms: 3 beds
Year built: 1975
UnitNumber: 4

Directions

Directions: North of the town of Bolton toward Northwest Bay. Pass Lagoon Manor. 1/10 of a mile on right Cliffside Drive.

Building Details

Construction Materials: Wood Siding
Garage Spaces: 3
Roof: Shingle
Property Condition: Updated/Remodeled
Doors: Sliding Doors, Storm Door(s)

Patio & Porch: Screened, Wrap Around, Deck
Basement: Other
Windows: Screens, Window Treatments, ENERGY STAR Qualified Windows, Insulated Windows
Architectural Style: A-Frame, Condominium Unit
Fencing: None

Interior Features



Floor Covering: Hardwood, Laminate, Tile

Heating: Propane, Propane Tank Leased

Cooling: Other

Appliances: Dishwasher, Electric Oven, Electric Water Heater, Oil Water Heater, Oven, Range, Range Hood, Refrigerator, Washer, Washer/Dryer

Fireplace: 1

Fireplace Features: Wood Burning

Interior Features: Cathedral Ceiling(s), Ceramic Tile Bath

Above Grade Finished Area Source: Estimated

Laundry Features: Laundry Room

Bathrooms Full: 2

Bathrooms Total: 3

Exterior Features

Exterior Features: Drive-Paved, Dock **Lot Size Units:** Acres

Lot Size Area: 2.29

Lot Features: Private, Sloped, Views, Wooded, Irregular Lot, Waterfront

View: Lake

Amenities & Features

Utilities: Cable Connected

Sewer: Seasonal, Septic Tank

Water: Drilled Well

Electric: 200+ Amp Service, Circuit Breakers

Waterfront Features: Deeded Water Access, Lake Front

Body of Water: Lake George

Other Equipment: DC Well Pump

Security Features: Smoke Detector(s), Carbon Monoxide Detector(s)

Financial

Possession: At Closing

Tax Annual Amount: \$8,993

Tax Block: 17

Tax Lot: 1-5,2

Tax Tract: 141



School Information

Elementary School: Bolton Central

High School District: Bolton

High School: Bolton Central

