



\$599,900

55 HOLLY DRIVE, LAKE GEORGE, NY 12845

<https://fallatigroup.com>

Welcome to this beautifully, maintained 4 bedroom 3 bath home located just a short walk to the village of Lake George-Close enough to enjoy all the shops, restaurants, and Lakefront activities, yet tucked away and a peaceful setting. The serene backyard features of fire pit and filtered views of Lake George. Inside, you'll find granite countertops, SS appliances, and double sided fireplace that adds Warmth to the living areas. Hardwood floors on the main level, there's also a sunroom which doubles as an office. First floor bedroom with a full bathroom is Ideal for guest or multi generational living. The finished basement offers a custom putting green , storage & family room.

- 4 beds
- 3 baths
- Single Family Residence
- Residential
- Active

Basics



Date added: Added 1 month ago

List Office Name: Howard Hanna

List Agent Office Phone: 518-955-6142

County: Warren

Lot Size Acres: 0.44 acres

Type: Single Family Residence

Total Rooms: 10

Bathrooms: 3 baths

Year built: 1956

MLS ID: 202520664

List Agent Email: corinanolin@howardhanna.com

Days On Market: 32

Living Area sqft: 2440

Category: Residential

Status: Active

Bedrooms: 4 beds

Half baths: 0 half baths

Zoning: Single Residence

Directions

Directions: I-87 North, take exit 22 towards lake George, 0.4 miles keep right towards lake George, 0.4 miles turn right onto Old Post Rd, 800 ft keep right onto Holly drive.

Building Details

Construction Materials: Vinyl Siding

Garage: 1

Basement: Exterior Entry, Finished, Heated, Interior Entry, Partial

Architectural Style: Contemporary

Patio & Porch: Deck

Garage Spaces: 2

Roof: Asphalt

Interior Features

Floor Covering: Carpet, Ceramic Tile, Hardwood, Laminate

Cooling: Central Air

Fireplace: 1

Interior Features: High Speed Internet, Paddle Fan, Eat-in Kitchen

Bathrooms Full: 3

Heating: Forced Air, Natural Gas

Appliances: Dishwasher, Microwave, Range, Refrigerator

Fireplace Features: Gas, Living Room

Above Grade Finished Area Source: Public Records

Bathrooms Total: 3



Exterior Features

Parking: Driveway, Paved	Exterior Features: Drive-Paved, Garden
Lot Size Units: Acres	Lot Size Area: 0.44
Lot Features: Level, Views, Garden, Landscaped	View: Lake

Amenities & Features

Sewer: Public Sewer	Water: Public
Electric: 200+ Amp Service	

Financial

Possession: At Closing	Special Listing Conditions: Standard
Tax Annual Amount: \$4,061.88	

School Information

Elementary School: Lake George	High School: Lake George
High School District: Lake George	

