



\$4,600,000

## 6 CAPRI COURT, C1, BOLTON, NY 12824

<https://fallatigroup.com>

Welcome to Capri Village on Lake George, featuring new construction townhomes with private docking, a large beach, and stunning lake views. With over 4,000 sq ft, this spacious home boasts 4 bedrooms, 4.5 baths, a 2-car detached garage, and exquisite finishes by Witt Construction. Enjoy breathtaking lake views and your own dock space. The open floor plan seamlessly blends the gourmet kitchen, dining, and living areas, perfect for entertaining. Retreat to the HOA beach for relaxation or water activities. Centrally located between Bolton Landing and Lake George Village, this prime location offers convenient access to amenities, dining, and entertainment. Plus, enjoy low taxes and association fees. Don't miss this opportunity to own a piece of paradise on Lake George!

- 5 beds
- Townhouse
- Residential
- Active

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### Basics



**Date added:** Added 1 month ago

**List Office Name:** Hunt ERA

**List Agent Office Phone:**  
518-681-2003

**Living Area sqft:** 4080

**Category:** Residential

**New Construction:** 1

**Total Rooms:** 10

**Half baths:** 1 half bath

**UnitNumber:** C1

**MLS ID:** 202426079

**List Agent Email:**  
Nicholas.massaroni@huntrealestate.com

**County:** Warren

**Lot Size Acres:** 7.44 acres

**Type:** Townhouse

**Status:** Active

**Bedrooms:** 5 beds

**Year built:** 2024

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## Directions

**Directions:** Off Lake Shore Drive, directly between The Flamingo (South) and Treasure Cove (North).

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## Building Details

**Construction Materials:** Stone, Wood Siding

**Basement:** Other, Walk-Out Access

**Garage Spaces:** 2

**Architectural Style:** Townhouse

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## Interior Features

**Heating:** Forced Air

**Appliances:** Oven

**Above Grade Finished Area Source:** Estimated

**Bathrooms Total:** 5

**Cooling:** Central Air

**Interior Features:** Other

**Bathrooms Full:** 4

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## Exterior Features



**Parking:** Detached, Driveway

**Lot Size Units:** Acres

**Lot Features:** Waterfront

**Exterior Features:** Dock

**Lot Size Area:** 7.44

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## Amenities & Features

**Sewer:** Shared Septic

**Waterfront Features:** Shared, Waterfront Deck, Beach Front, Deeded Water Access

**HOA Amenities:** Beach Access, Boat Dock, Lake Access

**Water:** Drilled Well

**Body of Water:** Lake George

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## Fees

**HOA Fee:** \$266.93

**HOA Fee Frequency:** Monthly

**HOA Fee Includes:** Maintenance Grounds, Snow Removal

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## Financial

**Possession:** Other

**Tax Annual Amount:** \$11,551.76

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## School Information

**Elementary School:** Lake George

**High School:** Lake George

**High School District:** Lake George

