



\$799,000

## 9 HILL CREST LANE, 1, LAKE GEORGE, NY 12845

<https://fallatigroup.com>

- 3 beds
- Townhouse
- Residential
- Active

Location! Location! Location! W/Mountain views! Model Home at Hillcrest Estate Available Now! Indulge the senses with this prime Lake George setting! 3/4's of a mile (in walking distance) to Million Dollar Beach and Lake George Village; you are in the center of it all! This maintenance free Townhome has all the bells and whistles! Exceptional time tested quality of construction. Expansive floor plan boasts 2 story family rm, large loft w/ overlook 9 ft 1st ceilings, quartz counters, cer tile, fireplace, finished walkout basement w/ bath, large exterior deck, front porch, 2 car attached gar, exterior stone and more. Whether you want to vacation or live in all-season long, don't miss this opportunity to experience all that World Class Lake George and the [...]

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### Basics



**Date added:** Added 3 months ago  
**List Office Name:** Coldwell Banker Prime Prop.  
**List Agent Office Phone:** 518-466-9700  
**Living Area sqft:** 1915  
**Category:** Residential  
**New Construction:** 1  
**Total Rooms:** 14  
**Half baths:** 1 half bath  
**UnitNumber:** 1

**MLS ID:** 202423786  
**List Agent Email:** jmesko@cbpp.com  
**County:** Warren  
**Lot Size Acres:** 0.03 acres  
**Type:** Townhouse  
**Status:** Active  
**Bedrooms:** 3 beds  
**Year built:** 2023

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## Directions

**Directions:** I87 N to exit 21 to L on 9N to R on 9L to R on Bloody Pond Rd to L on Dyer

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## Building Details

**Construction Materials:** Stone, Vinyl Siding

**Garage:** 1

**Garage Spaces:** 2

**Roof:** Fiberglass, Shingle

**Doors:** French Doors, Sliding Doors

**Patio & Porch:** Composite Deck, Covered, Front Porch, Patio

**Attached Garage:** 1

**Basement:** Bath/Stubbed, Exterior Entry, Finished, Full, Interior Entry, Walk-Out Access

**Architectural Style:** Townhouse

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## Interior Features



**Floor Covering:** Carpet, Ceramic Tile, Vinyl, Wood

**Heating:** Forced Air, Natural Gas

**Cooling:** Central Air

**Appliances:** Dishwasher, Microwave, Range, Refrigerator

**Fireplace:** 1

**Fireplace Features:** Basement, Living Room

**Interior Features:** High Speed Internet, Solid Surface Counters, Walk-In Closet(s), Ceramic Tile Bath, Eat-in Kitchen

**Laundry Features:** Electric Dryer Hookup, Laundry Room, Main Level, Washer Hookup

**Bathrooms Full:** 3

**Bathrooms Total:** 4

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## Exterior Features

**Parking:** Attached, Off Street

**Exterior Features:** Lighting

**Lot Size Units:** Acres

**Lot Size Area:** 0.03

**Lot Features:** Mountain(s), Private, Views, Wooded, Landscaped

**View:** Mountain(s), Trees/Woods

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## Amenities & Features

**Sewer:** Public Sewer

**Water:** Public

**Electric:** 200+ Amp Service

**HOA Amenities:** None

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## Fees

**HOA Fee:** \$263

**HOA Fee Frequency:** Monthly

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

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## Financial

**Possession:** At Closing

**Special Listing Conditions:** Standard

**Tax Annual Amount:** \$10,000



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## School Information

**Elementary School:** Lake George

**High School District:** Lake George

**High School:** Lake George

