



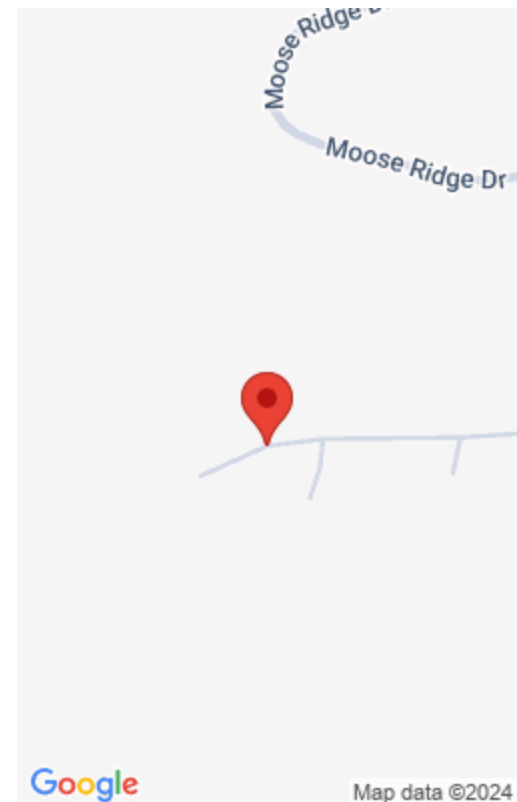
\$859,000

## 9 HILL CREST LANE, 3, LAKE GEORGE, NY 12845

<https://fallatigroup.com>

LAKE GEORGE TOWNHOME This home features 3 Bedrooms, 3½ bathrooms and plenty of open space. A large open kitchen includes all new stainless steel appliances with a large island connecting to the great room with fireplace and outdoor deck, 1st floor primary bedroom suite with walk-in closet. The laundry room is also on the first floor. Two additional bedrooms on the upper level, with open loft area for added workspace and view of Prospect Mountain. The lower-level basement has a fireplace, full bath, workout room and sliders to walk-out to the outdoor patio. Attached 2 car garage. Close distance to beaches, park, entertainment, and dining.

- 3 beds
- Townhouse
- Residential
- Active



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## Basics

**Date added:** Added 10 months ago

**List Office Name:** Davies-Davies & Assoc Real Est

**List Agent Office Phone:** 518-796-9068

**Living Area sqft:** 1915

**Lot Size Dimensions:** 1307sf

**Type:** Townhouse

**Total Rooms:** 14

**Half baths:** 1 half bath

**UnitNumber:** 3

**MLS ID:** 202329383

**List Agent Email:** dan@daviesrealty.net

**County:** Warren

**Lot Size Acres:** 0.03 acres

**Category:** Residential

**Status:** Active

**Bedrooms:** 3 beds

**Year built:** 2023

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## Directions

**Directions:** Take Route 9L to Bloody Pond Rd. Take a left into Hill Crest (Dyer Rd), stay left and unit is #3 at the end of the first set.

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## Building Details

**Construction Materials:** Stone, Vinyl Siding

**Garage:** 1

**Garage Spaces:** 2

**Roof:** Asphalt, Shingle

**Patio & Porch:** Pressure Treated Deck, Deck, Patio

**Attached Garage:** 1

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

**Architectural Style:** 2 Story, Townhouse

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## Interior Features



**Heating:** Forced Air, Natural Gas

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

**Fireplace Features:** Family Room, Gas, Living Room

**Above Grade Finished Area Source:** Builder

**Bathrooms Full:** 3

**Cooling:** Central Air

**Fireplace:** 2

**Interior Features:** High Speed Internet, Walk-In Closet(s), Eat-in Kitchen, Kitchen Island, Built-in Features

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

**Bathrooms Total:** 4

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## Exterior Features

**Parking:** Attached, Driveway, Off Street, Paved

**Lot Size Units:** Acres

**Lot Features:** Rolling Slope, Mountain(s), Sloped, Views, Cleared, Landscaped

**Exterior Features:** Drive-Paved

**Lot Size Area:** 0.03

**View:** Mountain(s)

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## Amenities & Features

**Sewer:** Public Sewer

**Electric:** 200+ Amp Service

**Water:** Public

**HOA Amenities:** None

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## Fees

**HOA Fee:** \$270

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

**HOA Fee Frequency:** Monthly

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## Additional



**Buyer Agency Compensation:** 2.25

**Sub Agency  
Compensation:** 0.00

**Compensation Disclaimer:** The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.

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## Financial

**Special Listing Conditions:** Standard, Other

**Tax Block:** 1

**Tax Tract:** 264.43

**Tax Annual Amount:** \$5,228

**Tax Lot:** 3

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## School Information

**Elementary School:** Lake George

**High School District:** Lake George

**High School:** Lake George

