



**\$845,000**

## **LOT 1 DICKINSON HILL ROAD, BOLTON, NY 12824**

<https://fallatigroup.com>

New Construction Custom Home Near Lake George Nestled on over 6 serene wooded acres, this stunning new construction home offers the perfect blend of modern comfort and natural beauty. With 4 spacious bedrooms and 2.5 luxurious baths, this custom-built residence is designed with an open-concept layout, perfect for hosting gatherings or enjoying quiet family time. Located just minutes from golf courses, boat launches, marinas, and the beautiful beaches of Lake George. You are close to dining and shopping in Bolton. The property is also ideal for those considering short-term rentals, making it a great investment opportunity. Experience the best of both worlds - the peace and tranquility of wooded seclusion, and the convenience of nearby amenities. The actual photos are a model [...]

- 4 beds
- Single Family Residence
- Residential
- Active

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### **Basics**



**Date added:** Added 1 month ago

**MLS ID:** 202423644

**List Office Name:** Hunt ERA

**List Agent Email:** shannon.andersen@huntrealestate.com

**List Agent Office Phone:**  
914-490-9534

**Days On Market:** 3

**County:** Warren

**Living Area sqft:** 1433

**Lot Size Acres:** 6.31 acres

**Category:** Residential

**Type:** Single Family Residence

**New Construction:** 1

**Status:** Active

**Total Rooms:** 12

**Bedrooms:** 4 beds

**Half baths:** 1 half bath

**Year built:** 2024

**Zoning:** Single Residence

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## Directions

**Directions:** Dixon Hill Road turns into Dickinson Hill Road. Look for the real estate sign.

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## Building Details

**Construction Materials:** Other

**Patio & Porch:** Pressure Treated Deck, Screened, Side Porch, Deck, Enclosed, Porch

**Basement:** Finished, Full, Heated, Slab, Walk-Out Access

**Roof:** Asphalt

**Windows:** Screens, Double Pane Windows

**Architectural Style:** Custom

**Doors:** Sliding Doors

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## Interior Features



**Floor Covering:** Ceramic Tile, Hardwood, Linoleum

**Cooling:** Ductless

**Fireplace:** 1

**Interior Features:** Vaulted Ceiling(s), Walk-In Closet(s), Ceramic Tile Bath

**Bathrooms Full:** 2

**Heating:** Baseboard, Wood Stove

**Appliances:** Dishwasher, Dryer, Electric Oven, ENERGY STAR Qualified Appliances, Instant Hot Water, Microwave, Refrigerator, Washer

**Fireplace Features:** Wood Burning Stove

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

**Bathrooms Total:** 3

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## Exterior Features

**Parking:** Driveway, Stone

**Lot Size Units:** Acres

**Lot Features:** Road Frontage, Wooded

**Exterior Features:** None

**Lot Size Area:** 6.31

**View:** Trees/Woods, Forest

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## Amenities & Features

**Sewer:** Septic Tank

**Electric:** 200+ Amp Service, Circuit Breakers

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

**Water:** Drilled Well

**Accessibility Features:** Accessible Approach with Ramp

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## Financial

**Possession:** At Closing

**Tax Annual Amount:** \$647.48

**Tax Lot:** 13.1

**Special Listing Conditions:** Corporate Owned

**Tax Block:** 1

**Tax Tract:** 212.00

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## School Information



**Elementary School:** Bolton Central

**High School:** Bolton Central

**High School District:** Bolton

