

THIS INFORMATION IS BELIEVED ACCURATE, BUT NOT GUARANTEED BY THE BROKER

Property Address:	Street: 284 East Shore Drive	City: Horicon	MLS #: 11862
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Directions: I87 X 26, N on Rt. 9, R on Glendale Road, L on East Shore Drive, property on right after Sand Point, See RE sign



Type1: Lakefront Camp	Type2:	Price \$: 298,000
Style: Cottage		
Terms:	DP:	Int:
Taxes School: 1754	Taxes Town: 1093	
School District: North Warren		
Deed: Yes	Survey: No	Abstract:
Title Ins:	R.O.W.:	
Deed Restrictions:	Wetlands: No	
Zoning APA: Hamlet	Local: Res	
Permits/Non-Jurisdictional Letter: _	Sign: Y	
Comments:		
Septic: _	Gal:	Drywell: _
Cesspool: _		
Location: north side of camp		
Water: Drilled	Ft:	GPM:
Location: South side of camp		

Lot Size: .2	Rd.Frontage: 60 +/-	On: East Shore Drive
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Road: Public: _ , Private: _ , Dirt: _ , Paved: Y	Maintained: Town	Logged: n/a
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Water Frontage: 60 Ft.	ON: Schroon Lake	Water Rights To:
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Deeded Docking: Yes	Beach: Yes	Subdivision Name:
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Shared With:	Lot Dues:	Remarks: shore line across road
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Electric: Y	AMP: 100	Location: bunk/utility room	Phone: Y	Cable Avail: _
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Year Built: 1935	Condition: Good	Siding: Wood	Color: Brown
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Roof : Metal	Foundation: Pier	Building Dimensions:	Living Space S/F: 1058
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Windows: Thermo: _ , Storms: _ , Screens: Y	Insulation Type: Fiberglass	Ceiling:	Walls:	Floor:
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Heating System: Electric	Heating Cost :
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Woodstove: 2	Fireplace:	Garage Size:	Location:
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Interior Walls: Paneling	Floors: Carpet/Vinyl
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Furnishings: Mostly furnished

Other: Two sheds in rear	Detectors: Smoke: Y , Carbon Monoxide: Y
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Appliances: Refrigerator: Y , Stove: Y , Washer: Y , Dryer: Y , Dishwasher: _ , Microwave: _ , Satellite: _

Rooms	LIV	KIT	DIN	FAM	BED	BATH	LAUNDRY	DECK	PORCH	OTHER
1st Floor	1	area	area	1	2	1	1	1	screened	walkway
2nd Floor										
Basement										

Remarks: Grandma's camp, older camp with charm, let the grandkids in with wet bathing suits and muddy feet. That's okay. Lg. vaulted porch for buggy nights, living room opens to kitchen, dining and Gramps bar area, then follows the TV room which guards the two small bedrooms for sleeping guests. Utility room w/bunk for naps (Gramp says for the kids,sure). Wooded lot. Will need updating and work.