



Robert W. Leavitt Inc.

LEAVITT REALTORS

Selling Lake George Real Estate Since 1928

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3017 Lake Shore Drive, Lake George NY

PROP-173682

Listed by: Richard Blake

Price: \$ 450,000.00

Baths: 3

Lot Size: .64

HUGE PRICE REDUCTION!!! Well established restaurant since 1977. Fully equipped & seasonally operated. Walk-in cooler. Full Basement. Seats 34 outside dining & 95 inside. Excellent location near motels and residential subdivision. Short distance from Lake George Village. Lake view dining room & exterior deck.

- Attic - Floored
- Attic - Partially Finished
- Attic Access - Pull Down Stairs
- Basement - Exterior Entry
- Basement - Full
- Basement - Interior Entry
- Building & Land
- Business
- Cable TV
- Construction - Frame
- Cooling Type - Wall Mounted
- Cooling Type - Window Unit(s)
- Deck
- Electricity
- Foundation - Poured Concrete
- Free Standing Sign
- Heat Distribution - Space Heater
- Heat System Source - Electric
- Lake George School District
- Lakeview
- Land Features - Cleared
- Office Space
- Paved Drive
- Paved Parking
- Restaurant/Bar
- Roof - Composition



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- Exterior Finish - Wood Shingle
- Fixtures/Furniture
- Flooring - Carpet
- Flooring - Vinyl
- Foundation - Block Foundation
- Sewer - Septic Tank/Leach Field
- State Maintained Highway
- Water - Public Water
- Zoning - Commercial



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