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Schroon Lake, NY  
email: [web@friedmanrealty.net](mailto:web@friedmanrealty.net)



**MLS# - 202020070 - Price: \$314,000**

6885 State Route 8, Brant Lake, NY

**Description:** Adirondack Commercial Waterfront Opportunity! Former garage & marina with 180' on Brant Lake Outlet. Includes docking for 22 boats. Main floor features are work area for repairs. Spacious retail area with excellent potential. Includes 1 bedroom apartment. Full basement area ideal for storage. Plenty of parking. Needs work but excellent potential.

**Acres:** 0.49

**Town:** Horicon

**Property Type:** Commercial

**Estimated Taxes:** \$3,220

**Lake/River:** Brant Lake

**Water:** Well-Drilled

**Sewer:** Septic

**Heating System:** Wood

**County:** Warren

**Present Use:** Garage, Mixed Use

**Parking Spaces:** Paved, Stone  
Parking Area

**Stories:** 2



**Roger Friedman**  
Lic. Real Estate Assoc. Broker  
[roger@friedmanrealty.net](mailto:roger@friedmanrealty.net)

