



**\$449,900**

## **10 BODWELL STREET, SANFORD, ME, 04073**

<https://agent207.com>

Fantastic opportunity to own a well-maintained 3-unit apartment building in the heart of downtown Sanford. This property offers a strong blend of updates, storage, and versatility—ideal for both owner-occupants and investors. The first-floor 1-bedroom unit (Apt C) has been thoughtfully updated and features single-story living, two full baths, convenient first-floor laundry, heat pump for cooling [...]

- 4 baths
- Multi-Family
- Pending



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## Basics

**Category:** Multi-Family

**Bathrooms:** 4 baths

**Year built:** 1930

**Lot Size Acres:** 0.14 acres

**County:** York

**Status:** Pending

**Lot size:** 0.14 sq ft

**Bathrooms Full:** 4

**Zoning:** U

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## Building Details

**Building Area Total:** 3177 sq ft

**Construction Materials:** Aluminum Siding, Wood Frame

**Sewer:** Public Sewer

**Roof:** Metal, Shingle

**Levels:** Multi-Level

**Number Of Units Total:** 3

**Architectural Style:** New Englander

**Heating:** Hot Water, Heat Pump, Baseboard

**Foundation Details:** Stone

**Basement:** Bulkhead, Full, Interior

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## Amenities & Features

**Laundry Features:** Laundry - 1st Floor, Main Level, Washer Hookup

**Flooring:** Vinyl

**Garage Spaces:** 1

**Interior Features:** 1st Floor Bedroom, Attic, Bathtub, One-Floor Living

**Cooling:** Heat Pump

**Electric:** Circuit Breakers

**Parking Features:** 1 - 4 Spaces, Concrete, Detached, Off Street

**WaterSource:** Public

**Lot Features:** Level, Sidewalks, Intown

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## Fees & Taxes

**Gross Income:** \$52,800



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## Miscellaneous

**Road Surface Type:** Paved

**Attribution Contact:** 207-651-7188

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## Courtesy of

**List Office Name:** Century 21 North East

