



**\$999,000**

## 102 MANNING DRIVE, WEST GARDINER, ME, 04345

<https://agent207.com>

- 0 baths
- Multi Family
- Commercial Sale
- Active

Whether you're expanding your portfolio or seeking a legacy property with waterfront appeal, this is a unique chance to own a multi-unit gem in a serene, natural setting—just minutes from I-295 and downtown Gardiner. Nestled at the end of a quiet, private road, this rare 6-unit ranch-style complex offers 1121 feet of stunning waterfront on [...]



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## Basics

**Category:** Commercial Sale

**Status:** Active

**Lot size:** 11.81 sq ft

**Subdivision Name:** Road Maintenance

**Zoning:** RC

**County:** Kennebec

**Type:** Multi Family

**Bathrooms:** 0 baths

**Year built:** 1965

**Lot Size Acres:** 11.81 acres

**Business Type:** Other

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## Building Details

**Building Area Total:** 5461 sq ft

**Sewer:** Septic Tank, Private Sewer, Septic Design Available

**Stories:** 1

**Roof:** Pitched, Shingle

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

**Heating:** Hot Water, Baseboard

**Building Features:** Generator

**Foundation Details:** Concrete Perimeter, Slab

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## Amenities & Features

**Electric:** On Site, Generator Hookup, Circuit Breakers

**WaterSource:** Well, Private

**Cooling:** None

**Parking Features:** 5 - 10 Spaces, On Site, Off Street

**Lot Features:** Near Turnpike/Interstate, Rural

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## Fees & Taxes

**Association Fee Frequency:** Annually

**Gross Income:** \$135,600

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## Miscellaneous



**Attribution Contact:** cindysdan@yahoo.com

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## **Courtesy of**

**List Office Name:** Maine Real Estate Experts

