



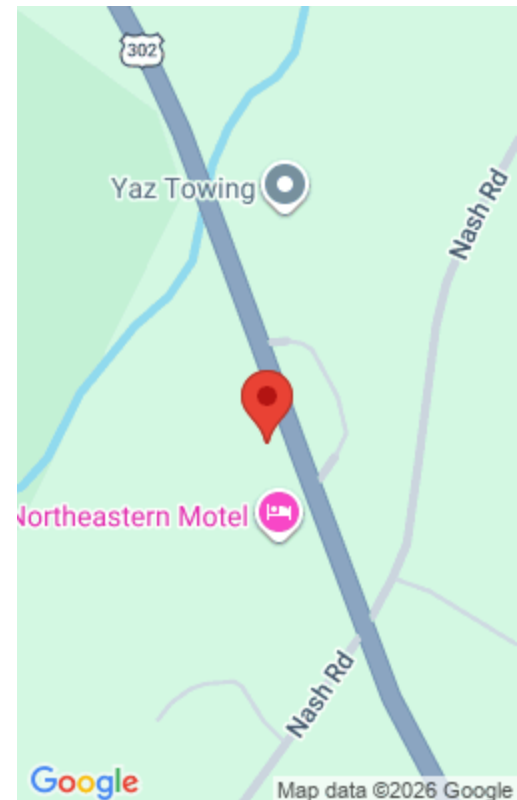
**\$565,000**

## **324 ROOSEVELT TRAIL, WINDHAM, ME, 04062**

<https://agent207.com>

Rare opportunity for the creative. Currently property consists of a ranch style duplex with 2 one bedroom apartments and a large garage approximately 30' x 30'. Garage has rented separately. Zoning allows for another structure to be built on this large 3.13 acre property. There is a beautiful site for a single family home in [...]

- 2 baths
- Multi-Family
- Active



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## Basics

**Category:** Multi-Family

**Bathrooms:** 2 baths

**Year built:** 1962

**Lot Size Acres:** 3.13 acres

**County:** Cumberland

**Status:** Active

**Lot size:** 3.13 sq ft

**Bathrooms Full:** 2

**Zoning:** F

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## Building Details

**Building Area Total:** 1408 sq ft

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

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

**StoriesTotal:** 1

**Roof:** Composition, Pitched, Shingle

**Basement:** Not Applicable

**Number Of Units Total:** 2

**Architectural Style:** Ranch

**Heating:** Forced Air, Direct Vent Heater, Baseboard

**Stories:** 1

**Foundation Details:** Concrete Perimeter, Slab

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## Amenities & Features

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

**Flooring:** Vinyl, Carpet

**Fencing:** Fenced

**Garage Spaces:** 3

**Appliances:** ENERGY STAR Qualified Appliances, Tankless Water Heater

**Lot Features:** Rolling/Sloping, Open, Near Golf Course, Near Public Beach, Near Shopping, Near Town, Rural

**Cooling:** None

**Electric:** Circuit Breakers

**Utilities:** Utilities On

**Parking Features:** Heated, 5 - 10 Spaces, Gravel, Common, On Site, Detached, Off Street

**WaterSource:** Well, Private

**Interior Features:** 1st Floor Bedroom, Bathtub

**Patio And Porch Features:** Patio



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## **Fees & Taxes**

**Gross Income:** \$55,800

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## **School Information**

**High School District:** RSU 14

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## **Miscellaneous**

**Road Surface Type:** Paved

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## **Courtesy of**

**List Office Name:** Kre Brokerage Group

