



**\$535,000**

## **389 GRAY ROAD, WINDHAM, ME, 04062**

<https://agent207.com>

Charming 2-unit property full of classic character, ideally located just minutes from Windham schools, shopping, and local amenities. This multi-family offers a strong rental history with reliable income, making it a great opportunity for both investors and owner-occupants. Each unit features original charm with modern touches and plenty of natural light, while the property provides [...]

- 3 baths
- Multi-Family
- Pending



---

## Basics

**Category:** Multi-Family

**Bathrooms:** 3 baths

**Year built:** 1900

**Lot Size Acres:** 1.17 acres

**County:** Cumberland

**Status:** Pending

**Lot size:** 1.17 sq ft

**Bathrooms Full:** 3

**Zoning:** Farm

---

## Building Details

**Building Area Total:** 2916 sq ft

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

**Sewer:** Septic Tank, Private Sewer

**Stories:** 2

**Basement:** Bulkhead, Dirt Floor, Partial, Sump Pump

**Number Of Units Total:** 2

**Architectural Style:** Other, Farmhouse

**Heating:** Hot Water, Forced Air, Direct Vent Heater, Direct Vent Furnace, Baseboard

**Roof:** Fiberglass, Pitched, Shingle

---

## Amenities & Features

**Electric:** Circuit Breakers

**Utilities:** Utilities On

**Garage Spaces:** 2

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

**Patio And Porch Features:** Deck

**Flooring:** Wood, Tile, Laminate

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

**WaterSource:** Public

**Lot Features:** Open, Level, Near Town, Rural, Suburban

**Cooling:** None

---

## Fees & Taxes

**Gross Income:** \$51,648



---

## School Information

**High School District:** RSU 15/MSAD 15

---

## Miscellaneous

**Road Surface Type:** Paved

**Pets Allowed:** No Restrictions

---

## Courtesy of

**List Office Name:** Portside Real Estate Group

