



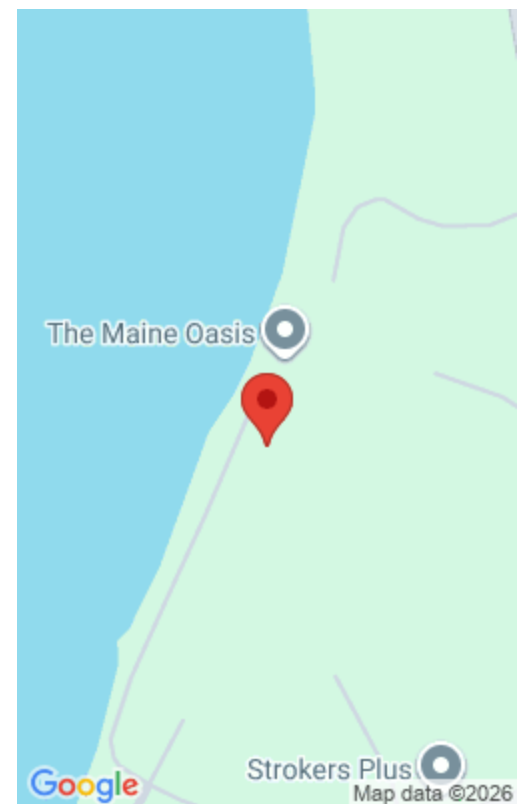
**\$299,500**

## **63 RILEY ROAD, SABATTUS, ME, 04280**

<https://agent207.com>

Come home to your very own slice of paradise with this charming waterfront cottage! With 50 feet of owned waterfront, this home is comfortably nestled on Sabattus Pond. Located only 5 minutes from interstate 95, come and see the gorgeous views this home has to offer. Whether it's a place to get away to on [...]

- 2 beds
- 1 bath
- Single Family Residence
- Residential
- Pending



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## Basics

**Category:** Residential

**Status:** Pending

**Bathrooms:** 1 bath

**Year built:** 1950

**Lot Size Acres:** 0.1 acres

**Zoning:** Residential

**Type:** Single Family Residence

**Bedrooms:** 2 beds

**Lot size:** 0.1 sq ft

**Bathrooms Full:** 1

**Rooms Total:** 4

**County:** Androscoggin

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## Building Details

**Building Area Total:** 828 sq ft

**Architectural Style:** Cottage

**Heating:** Hot Water, Baseboard

**Basement:** Crawl Space, Dirt Floor, Exterior Only, Unfinished

**Construction Materials:** Vinyl Siding, Other

**Sewer:** Public Sewer

**Roof:** Shingle

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## Amenities & Features

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

**Flooring:** Wood, Vinyl

**WaterSource:** Public

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

**Patio And Porch Features:** Deck

**Electric:** Circuit Breakers

**Parking Features:** 1 - 4 Spaces, Other

**Appliances:** Washer, Refrigerator, Electric Range, Dryer

**Lot Features:** Rolling/Sloping, Open, Near Public Beach, Near Shopping, Near Turnpike/Interstate

**Cooling:** None

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## Miscellaneous

**Road Surface Type:** Gravel, Dirt

**Pets Allowed:** No Restrictions



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# Courtesy of

**List Office Name:** Landing Real Estate

