



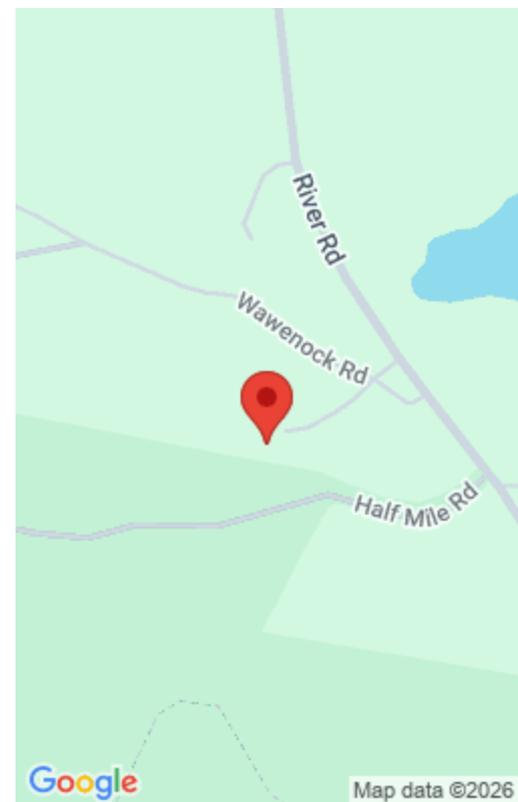
**\$299,000**

## **8 WAWENOCK ROAD, EDGECOMB, ME, 04556**

<https://agent207.com>

Discover the potential at 8 Wawenock Road in Edgecomb, a ranch-style home set on an impressive 9.4-acre parcel. An amazing value, listed at more than 60,000 under town assessment. The land value alone makes for an exciting opportunity. This property abuts a 208 acre land preserve conserved by the Boothbay Region Land Trust. Offering privacy, [...]

- 3 beds
- 2 baths
- Single Family Residence
- Residential
- Active



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## Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 2 baths

**Year built:** 1987

**Bathrooms Full:** 1

**Rooms Total:** 5

**County:** Lincoln

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 9.4 sq ft

**Subdivision Name:** Wawenock Road Association

**Lot Size Acres:** 9.4 acres

**Zoning:** Marine District

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## Building Details

**Building Area Total:** 1171 sq ft

**Architectural Style:** Ranch

**Heating:** Wood Stove, Forced Air

**Foundation Details:** Concrete Perimeter, Slab

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

**Sewer:** Private Sewer

**Roof:** Shingle

**Basement:** Bulkhead, Crawl Space, Exterior Only

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## Amenities & Features

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

**Flooring:** Carpet

**Garage Spaces:** 2

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

**Lot Features:** Rolling/Sloping, Open, Wooded, Abuts Conservation, Near Shopping, Near Town, Rural, Subdivided

**Fireplaces Total:** 1

**Electric:** Circuit Breakers

**Parking Features:** 5 - 10 Spaces, Gravel, Inside Entrance, Off Street

**WaterSource:** Well, Private

**Interior Features:** 1st Floor Primary Bedroom w/Bath, Bathtub, One-Floor Living, Shower, Primary Bedroom w/Bath

**Patio And Porch Features:** Screened

**Cooling:** None



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## Fees & Taxes

**Association Fee Frequency:** Semi-Annually

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## Miscellaneous

**Road Surface Type:** Dirt

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## Courtesy of

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

