



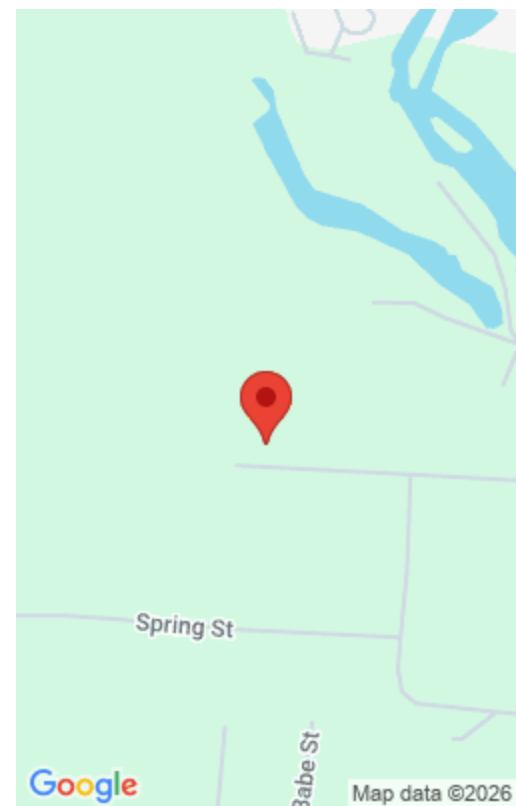
**\$324,900**

## **83 PHELAN STREET, SABATTUS, ME, 04280**

<https://agent207.com>

UPDATE-It's now unoccupied, new drone photos, move in ready with fresh coats of paint and cleaned!! Location, Location, Location — This One Truly Delivers! Tucked into a quiet, established neighborhood in the heart of Sabattus, this unique property offers the best of both worlds: peaceful privacy and unbeatable convenience. Just the second-to-last home on a [...]

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



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# Basics

**Category:** Residential  
**Status:** Active  
**Bathrooms:** 2 baths  
**Year built:** 1960  
**Lot Size Acres:** 0.54 acres  
**Zoning:** Residential

**Type:** Single Family Residence  
**Bedrooms:** 3 beds  
**Lot size:** 0.54 sq ft  
**Bathrooms Full:** 2  
**Rooms Total:** 7  
**County:** Androscoggin

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# Building Details

**Building Area Total:** 1677 sq ft  
**Architectural Style:** Ranch  
**Heating:** Wood Stove, Baseboard  
**Foundation Details:** Block, Stone, Concrete Perimeter, Brick/Mortar

**Construction Materials:** Vinyl Siding, Wood Frame  
**Sewer:** Public Sewer  
**Roof:** Shingle  
**Basement:** Brick/Mortar, Dirt Floor, Interior, Partial, Sump Pump, Unfinished, Walk-Out Access

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# Amenities & Features

**Laundry Features:** Washer Hookup  
**Flooring:** Wood  
**WaterSource:** Public  
**Interior Features:** In-Law Apartment, 1st Floor Bedroom, One-Floor Living, Shower, Storage  
**Patio And Porch Features:** Deck, Porch

**Electric:** On Site, Circuit Breakers  
**Parking Features:** 1 - 4 Spaces, Paved, On Site  
**Appliances:** Washer, Wall Oven, Refrigerator, Electric Range, Dryer, Cooktop  
**Lot Features:** Open, Level, Wooded, Near Shopping, Near Turnpike/Interstate, Near Town, Neighborhood, Suburban  
**Cooling:** None

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# Miscellaneous



**Road Surface Type:** Paved

**Pets Allowed:** No Restrictions



**Courtesy of**

**List Office Name:** The Maine Real Estate Experience

