

MLS #: 1538375  
Status: Pending

County: Piscataquis  
Property Type: Residential

Public Detail Report  
Association Fee: \$50/ Annually  
Seasonal: Yes

List Price: \$199,900  
Original List Price:  
\$199,900

Directions: From Dover Foxcroft take Route 6 towards Milo. At Sebec corner, turn left onto Sebec Village Road. Go 3.8 miles. Turn left to Bowerbank Road. Go 6 miles. Turn left to Rockridge Road. Turn Right to Southview Road. First driveway on the left.



12 Southview Road  
Bowerbank, ME 04426

List Price: \$199,900  
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**General Information**

<b>Sub-Type:</b> Single Family Residence	<b>Year Built:</b> 1960	<b>Rooms:</b> 5	<b>Sqft Fin Abv Grd+/-:</b> 700
<b>Style:</b> Camp	<b>Fireplaces Total:</b> 0	<b>Beds:</b> 2	<b>Sqft Fin Blw Grd+/-:</b> 0
<b>Color:</b> Brown		<b>Baths:</b> 1/0	<b>Sqft Fin Total+/-:</b> 700
			<b>Source of Sqft:</b> Other
			<b>Sqft Other Source:</b> Tax Bill

**Land Information**

<b>Leased Land:</b> No	<b>Waterfront:</b> Yes	<b>Waterfront Amount +/-:</b> 66	<b>Zoning:</b> Other
<b>Lot Size Acres +/-:</b> 0.25	<b>Src of Wtrfrt:</b> Public Records	<b>Waterfront Owned +/-:</b> 66	<b>Zoning Overlay:</b> No
<b>Source of Acreage:</b> Public Records	<b>Water Views:</b> Yes	<b>Waterfront Shared +/-:</b> 0	
<b>Surveyed:</b> Unknown		<b>Water Body:</b> Sebec Lake	
		<b>Water Body Type:</b> Lake	

**Interior Information**

<b>Full Baths Bsmnt:</b> 0	<b>Half Baths Bsmnt:</b> 0	<b>VA Certification:</b>
<b>Full Baths Lvl 1:</b> 1	<b>Half Baths Lvl 1:</b> 0	
<b>Full Baths Lvl 2:</b> 0	<b>Half Baths Lvl 2:</b> 0	
<b>Full Baths Lvl 3:</b> 0	<b>Half Baths Lvl 3:</b> 0	
<b>Full Baths Upper:</b> 0	<b>Half Baths Upper:</b> 0	
<b>Appliances:</b> Electric Range; Refrigerator		

<u>Room Name</u>	<u>Length</u>	<u>Width</u>	<u>Level</u>	<u>Room Features</u>
Bedroom 1			First	
Bedroom 2			First	
Living Room			First	
Kitchen			First	

<u>Room Name</u>	<u>Length</u>	<u>Width</u>	<u>Level</u>	<u>Room Features</u>
Other Room			First	

**Property Features**

<b>Site:</b> Open	<b>Construction:</b> Wood Frame
<b>Driveway:</b> Gravel	<b>Basement Info:</b> None
<b>Parking:</b> 1 - 4 Spaces	<b>Foundation Materials:</b> Pillar/Post/Pier
<b>Location:</b> Rural	<b>Exterior:</b> Wood Siding
<b>Restrictions:</b> Other Restrictions	<b>Roof:</b> Metal
<b>Rec. Water:</b> Deeded	<b>Heat System:</b> Other
<b>Island:</b> No	<b>Heat Fuel:</b> Pellets; Wood
<b>Roads:</b> Association; Gravel/Dirt; Private; Right of Way	<b>Water Heater:</b> Electric
<b>Transportation:</b> Major Road Access	<b>Cooling:</b> None
<b>Electric:</b> Circuit Breakers	<b>Floors:</b> Other
<b>Gas:</b> No Gas	<b>Veh. Storage:</b> No Vehicle Storage
<b>Sewer:</b> Private Sewer	<b>Garage:</b> No
<b>Water:</b> Lake Drawn	<b>Amenities:</b> 1st Floor Bedroom; Deck
<b>Equipment:</b> Internet Access Available; Other Equipment	<b>View:</b> Scenic
<b>Basement Entry:</b> Not Applicable	

**Tax/Deed Information**

<b>Book/Page</b> 2113/305	<b>Full Tax Amt/Yr:</b> \$564.6/ 2022	<b>Map/Block/Lot:</b> 008//027
<b>Deed/Conveyance Type</b> Quit Claim w/		<b>Tax ID:</b> 12SouthviewRoadBowerbank04426
<b>Offered:</b> Covenant		

**Remarks**

**Remarks:** Sebec Lake Camp! The property has 66 +/- feet of water frontage and 0.25 of an acre. Easy access and across the lake from Greely Landing. This two-bedroom camp has a front porch overlooking the lake, an open kitchen/living room to entertain family and friends, and a front deck to sit outside and enjoy the scenic view. Here is your chance to be on the water. Make this your family retreat!

LO: ERA Dawson-Bradford Co.

**Listing provided courtesy of:**

**ERA Dawson-Bradford Co.**  
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**Dawson Bradford REALTORS**



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Prepared by ERA Dawson-Bradford Co. on Thursday, August 11, 2022 12:09 PM.

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