**Public Detail Report** 

MLS #: 1567242 County: Penobscot Association Fee: \$363/ Annually Status: Active Property Type: Residential Seasonal: Yes

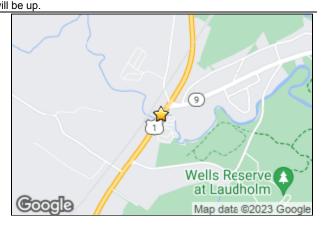
List Price: \$239,900 **Original List Price:** 

\$239,900 Directions: Through Millinocket to Route 11. Go toward Brownville and turn left onto Cedar Lake Road. Go 3.2 miles to a Y and bear left. Go approximately 0.6



31 Cozy Corner **TA R7 WELS, ME 04462** 

List Price: \$239,900 MLS#: 1567242



## **General Information**

Sub-Type: Single Family Residence Year Built: 1969 Rooms: 5 Sqft Fin Abv Grd+/-: 990 Beds: 2 Baths: 1/0 Fireplaces Total: 1 Sqft Fin Blw Grd+/-: 0 Style: Camp Red/Green Sqft Fin Total+/-: gan Color: Source of Sqft: Public Records

## **Land Information**

Leased Land: Waterfront: Waterfront Amount +/-: 111 Road Frontage +/-: 226 Source of Rd Front: Survey Lot Size Acres +/-: 0.8 Srce of Wtrfrt: Survey Waterfront Owned +/-: 111 Source of Acreage: Survey Water Views: Yes Waterfront Shared +/-: Zoning: Shoreland Surveyed: Yes Water Body: Cedar Lake **Zoning Overlay:** Nο

Water Body Type:

Lake

## **Interior Information**

Full Baths Bsmnt: 0 Half Baths Bsmnt: 0 VA Certification:

Full Baths Lvl 1: Half Baths Lvl 1: 0 Full Baths Lvl 2: Half Baths Lvl 2: Full Baths LvI 3: 0 Half Baths Lvl 3: Half Baths Upper: 0 Full Baths Upper: 0

Appliances: Gas Range; Refrigerator

<u>Wid</u>th **Room Name** Length **Room Features** <u>Level</u>

Kitchen First Living Room First **Room Name** Length Width **Room Features** Level Family Room First Bedroom 1 First Bedroom 2

## **Property Features**

Utilities On: Yes 2 Dtchd Houses on 1 Lot: No Site: Wooded Construction: Wood Frame **Driveway:** Gravel Basement Info: None

Parking: 1 - 4 Spaces Foundation Materials: Pillar/Post/Pier

Location: Rural Exterior: Wood Siding **Restrictions:** Other Restrictions Roof: Shinale Rec. Water: Deeded; Dock; Lake/Fresh Water Heat System: Stove

Heat Fuel: Gas Bottled; Wood Roads: Association; Gravel/Dirt Water Heater: Electric Transportation: Major Road Access Electric: Fuses Cooling: None

Floors: Other; Wood Gas: Bottled Sewer: Other Veh. Storage: No Vehicle Storage Water: Lake Drawn Garage: No

**Equipment:**Internet Access Available Patio and Porch Features: Deck

Basement Entry: Not Applicable View: Scenic

First

## **Tax/Deed Information**

Book/Page 16179/8-ALL Full Tax Amt/Yr: \$1,049.19/ 2022 Map/Block/Lot: PEO30/Plan 2/28 Deed/Conveyance Type Offered: Trustee Tax ID: 31CozyCornerTAR7WELS04462

**Deed Restrictions:** 

## Remarks

Remarks: CEDAR LAKE CAMP, With BEACH and 0.80 ACRES. This camp has been in the family for many years. Has a great view of the lake and was uniquely built with friends and family being TOGETHER. This camp was Built Octagonal with a large circular platform, open ceilings, and a glassed-in cupola. Completely round with the kitchen and dining area overlooking the lake, living room, and many sleeping areas for all your friends and family that you invite for the summer weekend. A full bathroom with a standup shower gives you privacy and amenities of home. A sunken family room has built-in seats for comfort that surround a large brick fireplace and is the focal point of this camp, perfect for sharing new, and old memories of past and present. The camp has hardwood floors throughout, with slate flooring in the family room. Walking into this camp gives you the feeling of togetherness. Have a picnic or Relax on the front porch with direct views of CEDAR LAKE, walk down to the private beach, and walkout wharf/dock ideal for swimming or lounging in the beautiful sunshine. The BEACH has a shallow entry and is great for swimming. CEDAR LAKE is an intimate spring-fed lake, and easier to navigate by boat than some of the larger lakes. The lake is 685 Acres with a maximum depth of 24 feet. The lake is large enough for a float plane and perfect for boating, fishing, or kayaking the shoreline. There are several ITS snowmobile trails to access throughout the area for the recreational enthusiast. The town of Millinocket is approximately 15 minutes away, where you can enjoy shopping, restaurants, and hometown activities. This camp is waiting for you!

LO: ERA Dawson-Bradford Co.

# Listing provided courtesy of:



ERA Dawson-Bradford Co. ERA Dawson-Bradford Co. 417 Main Street

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Prepared by ERA Dawson-Bradford Co. on Tuesday, August 01, 2023 12:51 PM.

207-947-6788

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