



Machiasport

378 +/- Feet Oceanfront, 42.2 +/- Acres

The dramatic views of scattered islands and open ocean from this 42.2 +/- acre lot with 378 +/- feet of prime deepwater frontage with majestic rocky ledges, combine for the quintessential Maine property. The mature woodlands and substantial front acreage provide for ample privacy in a peaceful and natural setting. The captivating ocean views, bald eagles soaring overhead, and lobster boats moving about the colorful buoys, make this the perfect setting for a seasonal retreat or year-round home on the coast of Maine.

Offered At: \$289,000

FACTS

Price: \$289,000
Town: Machiasport
Registry: Washington County
Book/Page: 1453/338
Tax Map/Lot: 14/17
Taxes: \$2,855.27
Restrictions: Yes
Zoning: Shoreland
Survey: Yes
Soils Test: Yes
Lot Size: 42.2 +/- acres
Water Frontage: 378 +/- Feet



"We do the most on the coast!"

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1-877-945-7154

www.coastalagency.com

LITTLE KENNEBEC BAY

APPROXIMATE HIGH WATER MARK
OF EDGE OF VEGETATION

EACH LOT OWNER SHALL HAVE
A 20' WIDE E/W OVER THE
EXISTING GRAVEL ROAD THROUGH
LAND MAP OF DAVID JOHNSON
AND LAND OF LADLEY
SAID E/W SHALL BE RESERVED
OVER PATH LOT.

10
12.7 AC.

2
44.0 AC.

3
58.1 AC.

4
124.1 AC.

5
44.6 AC.

8
41.7 AC.

6
43.5 AC.

7
42.7 AC.

9
44.4 AC.

NO. 334, Pg. 271
Serial 21
10' WIDE STRIP
CONVEYED TO LADLEY
11/21/1917

G. FLORIAN to JONATHAN & BERNETTE LASLE
Vol. 334, Pg. 71
114 AC. (to High Water)
PLAN RECORDED IN REGISTER 2 - SLIDE 55

DATE & PROCTOR HEARS
(E. HALF OF #1)



STARBOARD COVE

MILL POINT
(Exact location not yet determined)

10
11
12
13
14
15