

CASE STUDY



AUCTION

MID-COAST MAINE OCEANFRONT HOME

29 Water's Edge Drive in Lincolnville, Maine is a 1.36 acre lot located on the shores of the Penobscot Bay with 193 ft. of ocean frontage. This custom home was built in 2003 and offers 3,559 sq.ft., 5 bedrooms, 4 ½ baths, cathedral ceilings, granite kitchen, formal dining and living rooms, 2-car attached garage and so much more. The lot offers mature trees and a gently sloping lawn to the water's edge with just a few steps to a rocky beach. Harbor Pointe neighborhood is just off US Route One with six homes that enjoy expansive ocean and island views.

This beautiful property had been on the market for an extended period of time, however, the market wasn't responding. Paul McInnis LLC suggested an advertised minimum bid of \$300,000 which was a drastic reduction from where it was previously listed. This was enough to shock the market and bring attention to this property. Bidding quickly escalated, selling the property for more than double the opening bid.

SOLD FOR \$638,400

19PM-07



One Juniper Road, North Hampton, NH 03862



- 75 Inquiries
- 30 Previewers
- 6 Bidders

Est. 1976

PAUL McINNIS LLC

AUCTIONS ■ REAL ESTATE ■ RESULTS

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