

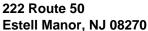


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Asking \$159,900.00









## **COMMENTS**

Attention All Hunters, fisherman, birdwatchers, & nature lovers. CASH BUYERS ONLY! MUST PROVIDE PROOF OF FUNDS TO SET AN APPOINTMENT. Unique and Secluded property on 1 acre and surrounded by state owned protected land in Estell Manor. Privacy at its finest. County park and free boat ramp nearby. This property was used as a hunting club for past 80 years. Roof was recently epoxied. Plus roof and building exterior freshly painted. All equipment is included in sale, 10 burner propane stove w/ 2 ovens, frig/freezer, kitchen utensils. The inside has a fully equipped kitchen, large living room for gatherings with fireplace. Large room for eating quarters for the entire crew. Free boat ramp a mile down the street. Well was replaced in 2018. Propane heat, building is approx. 42x32 w/ 2 outside exits on 2nd floor. PROPERTY IS **BEING** SOLD **STRICTLY** CONDITION. IN \"AS IS\" Zoned https://ecode360.com/29977848. Endless possibilities. Can possibly be a camp site, place for worship gatherings, storage, etc. It is currently a pre-existing, non-conforming use, should buyer wants to use for anything else, must go through all the necessary governing bodies for approvals permits, etc.



Exterior OutsideFeatures ParkingGarage OtherRooms
Masonry/Block Shed None In-Law Quarters





Heating HotWater Electric Electric GaAskofonBrian Kolmer

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Water

Well