



SWAN AGENCY  
REAL ESTATE

PROUDLY INTRODUCES

## 6 CHURCH STREET



IN STOCKTON SPRINGS, MAINE





A COMBINED OFFERING WITH THE HICHBORN RESTAURANT AT 10 CHURCH STREET













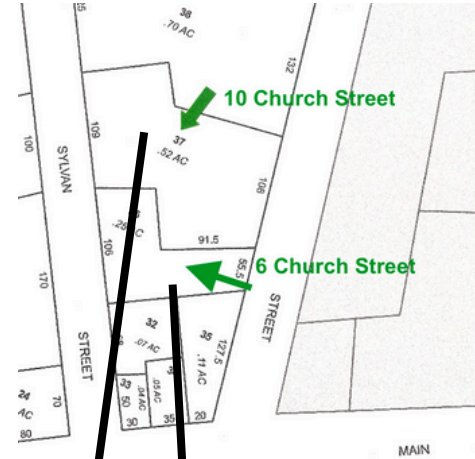


## PROPERTY DATA - 6 CHURCH ST

- Built in 1850
- Total square footage: 1,682
- Lot size: .25 acres
- 3 bedrooms, 2 baths
- 2022 Real Estate Taxes - \$2,603
- Tax map U34, Lot 36
- Heat: forced hot air
- AC: none
- Public water, private sewer
- Roof: asphalt shingle
- Driveway: gravel
- Parking: 6 Church has it's own driveway that is accessed off of Lower Sylvan St.
- 1 Jotul stove
- Basement: unfinished, partial crawlspace

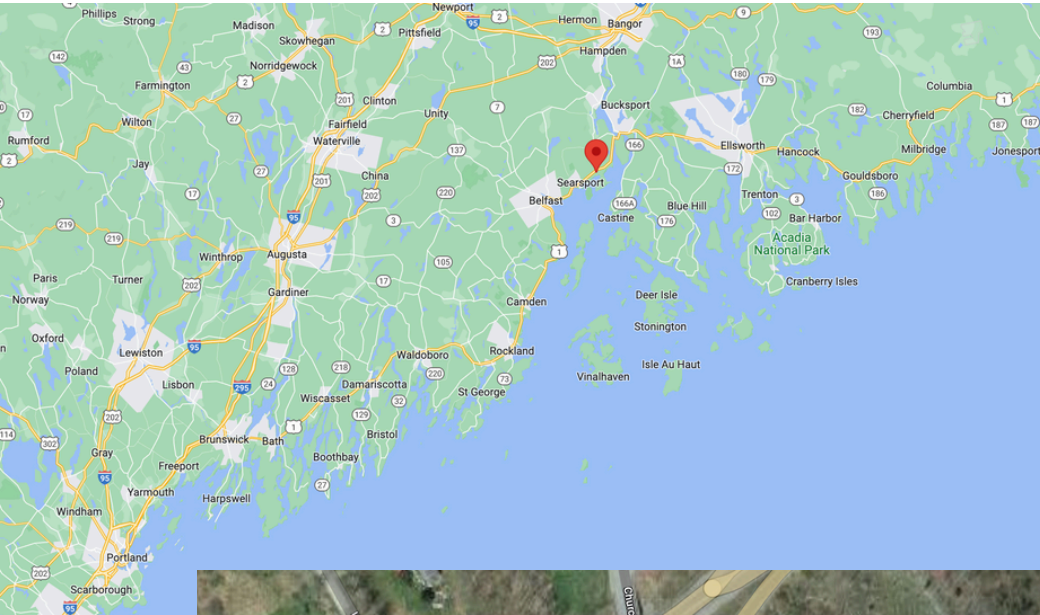
Currently there is a long term tenant in the house generating a nice income. This could remain a long term rental, could be the Hichborn buyer's owner's house, could be staff housing, could be converted to more rooms to once again become The Hichborn Inn and Restaurant!

A curb cut and driveway from Lower Sylvan Street onto either lot can be made to access the property for more parking.





# LOCATION



The Hichborn and 6 Church Street are located:

- 4 minutes from Searsport!
- 15 minutes from Belfast
- 30 minutes from Blue Hill
- 30 minutes from Castine
- 35 minutes from Bangor
- 35 minutes from Ellsworth
- 40 minutes from Camden/Rockport
- 55 minutes from Rockland
- 1 hour from Bar Harbor
- 1 hour from Waterville
- 1 hour 15 minutes from Damariscotta
- 1.5 hours from Boothbay Harbor
- 2 hours from Portland

Easy access to Acadia Highway, Route 1







ADDITIONAL INFORMATION AVAILABLE:  
DEED  
REAL ESTATE TAX BILL  
ADDITIONAL PHOTOS  
SELLER'S PROPERTY DISCLOSURES

OFFERED WITH THE HICHBORN  
RESTAURANT AT \$1,375,000

For more information or to schedule a showing contact Dana  
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