

Only 3 Days on Market!!!



\$ 380,000



1399 Level Hill Road, Palermo, ME 04354

- » Beds: 1 | Baths: 1 Full
- » Single Family | 945 ft<sup>2</sup> | Lot: 12.1 acres
- » More Info: [1399LevelHillRoad.Listing.Site](https://1399LevelHillRoad.Listing.Site)



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Escape to a one-of-a-kind retreat with this unique cottage nestled on over 12 acres and more than 2,200 feet of private frontage on Bowler Pond. Tucked away in a secluded setting with only a handful of homes on the water, this property offers the ultimate in peace, privacy, and natural beauty.

The cozy cottage is perfect as a weekend getaway, a family retreat, or an income-generating rental. But the real opportunity lies in the expansive land, which offers plenty of room to build your dream year-round lake home. A large point on the northern end of the pond provides an excellent location for a new build. Imagine designing a custom waterfront residence with stunning panoramic views of the pond, while still preserving the charm and privacy of this incredible location. Additionally, five of the twelve acres sit on the other side of the road and would make another great, elevated building lot with water views.

