

Number Four-Stillwater Retreat
8258 McMullen Road
Lowville, NY 13367

\$59,900
0.460± Acres
Lewis County



Number Four-Stillwater Retreat
Lowville, NY / Lewis County

SUMMARY

Address

8258 McMullen Road

City, State Zip

Lowville, NY 13367

County

Lewis County

Type

Recreational Land

Latitude / Longitude

43.863200 / -75.178800

Taxes (Annually)

479

Dwelling Square Feet

530

Bedrooms / Bathrooms

2 / 1

Acreage

0.460

Price

\$59,900

Property Website

<https://www.landleader.com/property/number-four-stillwater-retreat-lewis-new-york/33366>



Number Four-Stillwater Retreat Lowville, NY / Lewis County

PROPERTY DESCRIPTION

NYS Half acre lot in Adirondack Park with turn-key single wide trailer near lakes, Beaver River, plus snow sled, ATV and horse trails For Sale. Call this cozy abode your home and you'll be far enough out of town to truly enjoy the rural life of Lewis County. This 'ready-to-move-in', ~530 sf, 2 bedroom, 1 bath, single wide house trailer, was installed in the 70's, with improvements, maintenance and upgrades performed by the current owners during their 8-year stay. Heat is provided by a kerosene fueled, forced air furnace. Hot water is produced by a 30-gallon electric hot water heater. An approximately 50' deep, drilled well supplies an inexhaustible source of clean, fresh water via a submersible pump (tested at 10+ gallons/minute). The well head and pressure tank are in a separate 'well house' in the side yard. A steel roof, another desirable north country attribute, quickly sheds snow on the warmer days of winter. A large (12' x 20') screened porch with lights and ceiling fan extends your time spent outdoors when seasonal insects are in the air! The 8' x 8' shed is handy for storage of tools and yard equipment. A bonfire pit in the side yard is icing on the cake for those looking to make s'mores, stay warm on cool mountain nights and tell tales around the camp fire! A thorough list of improvements, maintenance and repairs is included in this listing under Disclosure.

This lot is part of "Allen McMullen Lands and Lots, Number Four, NY, surveyed and mapped by Royal B. Smith of Lowville, NY". The McMullen subdivision was created in the 1920's and McMullen Road (33' wide) was laid out on said map as the private access road to lot owners within the subdivision. There is no formal arrangement between owners for road plowing and maintenance. A copy of the survey map is included in this listing under Disclosures.

Within the Adirondack State Park and not far from 'downtown' Number Four, you'll find the main attraction here without a doubt, is the crisp, clean air, vast green forests, abundant wildlife, starlit nights and water in every form you can imagine. If you like to hike, canoe, kayak, swim, snowshoe, hunt, trap, fish (all year 'round), ride ATV's, snow sleds, or horses, or just enjoy the solitude, sights, sounds and fragrance of the great outdoors, you'll find it here, or near Number Four.

The Smith Road, 1.5 miles to the west, is the local gateway to the 76,000-acre Independence River State Forest. The trail to Panther Pond, and the River itself begin at the road's end. A 9-mile journey to the east reveals Stillwater Reservoir and all the splendor of a huge body of water in the western foothills of the Adirondacks. Stillwater and Number Four Roads are both plowed snowmobile roads with nearby access to Snowmobile Trails C8, which takes you to northern Adirondack destinations and C7B, which will take you to Old Forge and the Tug Hill Plateau. The Otter Creek Horse Trails are just a 15-minute drive to the west. And just around the corner to the north, follow the Beaver River Flow, a popular destination for anglers, canoeists and whitewater kayakers alike. Grocery, hardware and department stores, as well as the Lewis County Hospital, are just 20 minutes away in Lowville.

If you and your family love the great outdoors, imagine having access to so many recreational opportunities, at or near the place you call home!



Number Four-Stillwater Retreat
Lowville, NY / Lewis County



Locator Map



Locator Map



Satellite Map



Number Four-Stillwater Retreat Lowville, NY / Lewis County

LISTING REPRESENTATIVE

For more information contact:



Representative

Dan Empie

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Email

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City / State / Zip

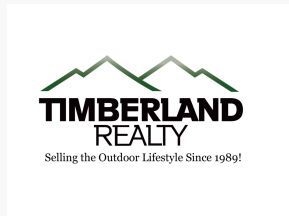
Lowville, NY 13367

NOTES

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MORE INFO ONLINE:

TimberlandRealty.net

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DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relation to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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