

**Maple Ridge Cabin**  
4103 Maple Ridge Road  
Lowville, NY 13367

**\$149,900**  
11.200± Acres  
Lewis County



**Maple Ridge Cabin**  
**Lowville, NY / Lewis County**

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**SUMMARY**

**Address**

4103 Maple Ridge Road

**City, State Zip**

Lowville, NY 13367

**County**

Lewis County

**Type**

Recreational Land, Hunting Land

**Latitude / Longitude**

43.7004 / 75.5693

**Taxes (Annually)**

1020

**Dwelling Square Feet**

912

**Bedrooms / Bathrooms**

2 / 1

**Acreage**

11.200

**Price**

\$149,900

**Property Website**

<https://www.landleader.com/property/maple-ridge-cabin-lewis-new-york/41472>



## Maple Ridge Cabin Lowville, NY / Lewis County

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### **PROPERTY DESCRIPTION**

NYS waterfront property with furnished cabin, near ATV and Snowmobile trails and adjacent to State Land in the Town of Martinsburg For Sale:

This fully furnished, ready-for-use, two-bedroom, one bath, 1 story with loft, secluded cabin is the epitome of a recreational property on Tug Hill Plateau! It is situated on 11.2 wooded, surveyed acres, with approximately 350' of frontage on an active 12-acre beaver pond, just 10.5 miles from Lowville, the nearest village. The cabin sits on a rise above the pond and is surrounded by soft and hardwood trees common to the forests of this region. Completed by the previous owner in 2007, the cabin was designed for recreational use and enjoyment with modern amenities and low maintenance in mind.

Exterior characteristics include wood framing with stained log style siding and a painted steel roof. It was built on concrete piers and has open crawl space below. An abundance of cold, clear 'Tug Hill' water is available from two sources; a 16' deep dug well with solar powered pump (used mostly in the summer months) and an 18' deep dug well with hand pump (used usually during winter stays). A 1000-gallon concrete septic tank and leach field are located on the western side of the cabin. A 6' x 24' open deck facing the pond offers great views of all the wildlife activity in and around the pond, as well as a great location for a barbecue grill and picnic table. Added features include a 2 metal storage container for maintenance and recreational equipment and a pet pen for dogs to safely play outdoors. A Certificate of Occupancy was issued upon construction completion in 2007 which verifies it conforms to local codes and approved plans.

Interior features include walls finished with painted sheetrock, ceiling, floor, and trim finished with knotty pine and vinyl flooring in the bathroom. Energy efficient windows and doors were installed throughout. The house is heated with a propane wall unit when there is just a chill in the air, however the full-size Lopi wood stove adds both warmth and beauty to the open-concept kitchen-dining-living room spa during colder weather. It is not heated when vacant, so winterization includes; draining pipelines and the hot water heater and placing antifreeze in the toilet and sink traps. It is being sold 'as is' with all the appliances and furniture currently present. Other propane appliances include; hot water heater, lights, cooktop/oven, and refrigerator.

The property is accessed via a common right of way and easement from Maple Ridge Road, which passes through both lands of New York State and neighbors to the east.

A gate located along the way discourages unwanted traffic. The Maple Ridge Road is not maintained year 'round however access from nearby snowmobile trails would enable the owner to use the property during the winter months as well.

The unnamed stream passing through the pond is a tributary to Roaring Brook. Fishing enthusiasts will likely be pleased with the variety of fish that inhabit the cool, clear waters of this stream and others in the region. The most common being Brown and Brook Trout, Sunfish, and Bullhead.

Two items that are not included in the sale price, but may be purchased separately are; a Craftsman T-2200 riding lawn mower available for \$500, (or best offer), and an Old Town 'Sportsman' canoe available for \$325, (or best offer).

The Lesser Wilderness State Forest that is directly adjacent to this parcel consists of 13,793 acres and includes the highest elevations in Lewis County with average snow fall in excess of 300 inches per year. That being said, it's easy to see why this County is a favorite destination for snowmobilers throughout the northeast. Main Corridor trail C5 is just a short distance east of the property and a major snow sled rental business a few miles north. The ATV trail network is accessible from the cabin just 3 miles to the east on Graves Road.

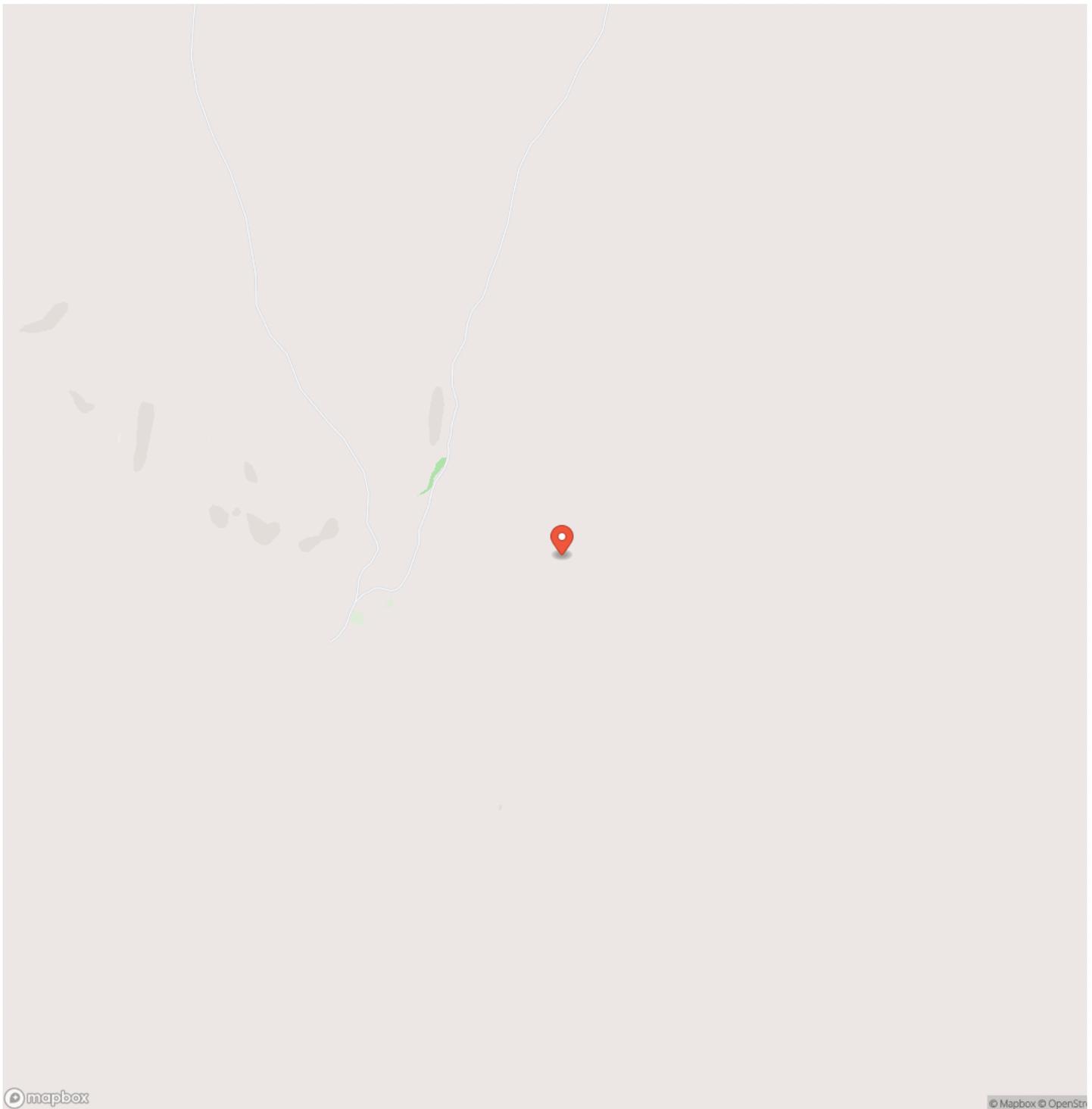
If you like to; hike, canoe, kayak, swim, snowshoe, ice fish, hunt, trap, fish, ride horses, ATV's or snow-sleds, or just enjoy the solitude, bird sounds and fragrance of the great outdoors, you'll find it all here, or near Lewis County. Don't miss this great opportunity for you and your family to own an affordable waterfront cabin on 'The Hill' near so many spectacular outdoor things to see and do!



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## Locator Map

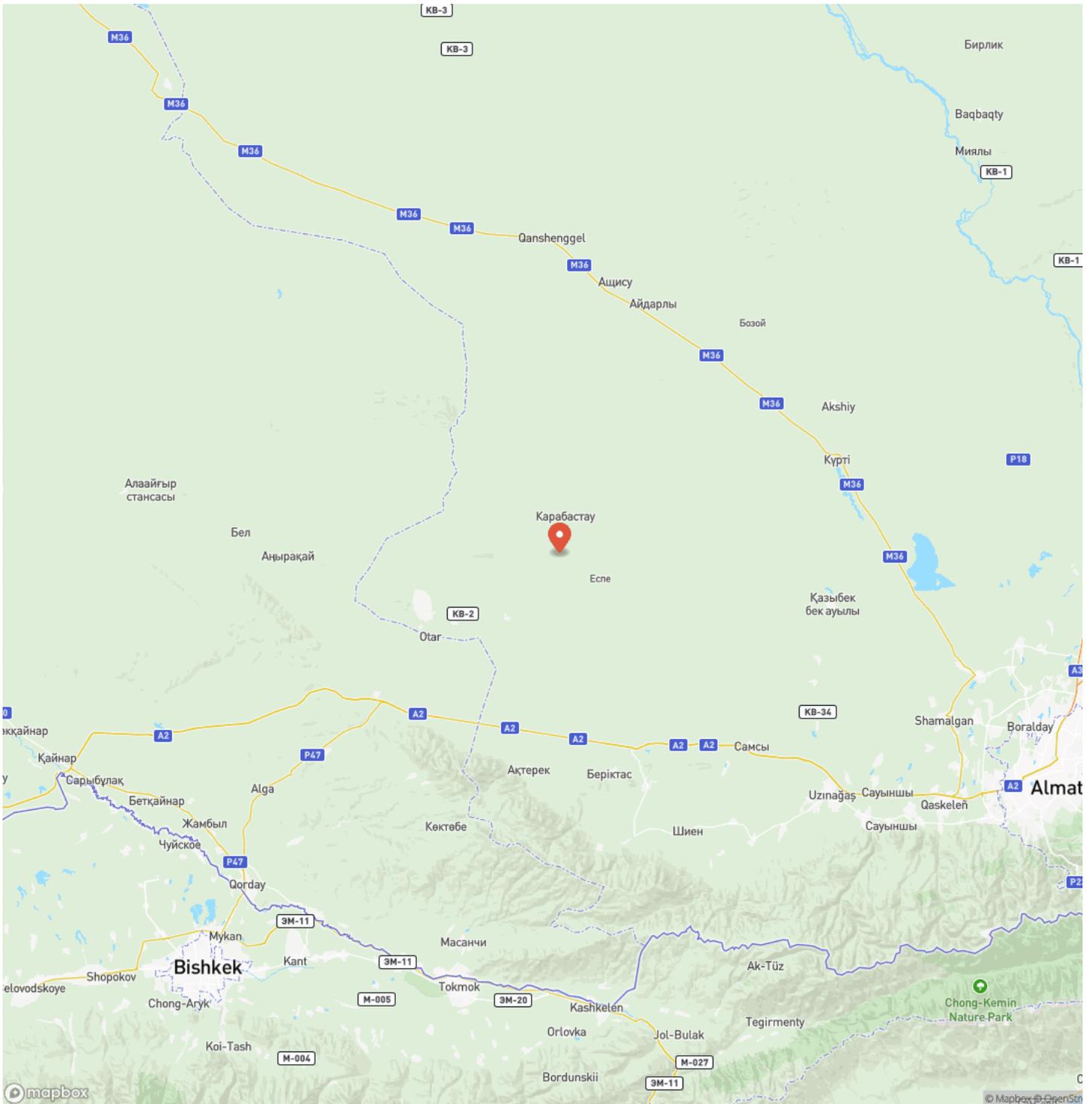


mapbox

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# Locator Map



## Satellite Map







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