

ONLY 500' TO BEAUTIFUL WELLS BEACH!



\$ 315,000

376 Mile Road, Unit 304, Wells, ME 04090



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**COLDWELL  
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**YORKE REALTY**

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- » Beds: 2 | Baths: 1 Full
- » MLS #: 1671899
- » Condominium
- » Stand-alone 2-bedroom cottage at Bellevue by the Sea in Wells Beach!
- » Amenities include indoor pool, sauna, hot tub, laundry, game room and more!
- » More Info: [BellevuebytheSeaCondo.com](http://BellevuebytheSeaCondo.com)

### YOUR MAINE BEACH GETAWAY IS JUST STEPS FROM THE SAND!

Welcome to Bellevue by the Sea, one of Wells' most sought-after seasonal condominium communities, where this stand-alone 2-bedroom, 1-bath cottage offers an exceptional opportunity to enjoy the best of coastal Maine. Located just 500 feet from beautiful Wells Beach, you'll love the convenience of leaving the car behind and spending your days by the ocean. Inside, the cottage features a bright, open living space with a seamless kitchen and living room layout featuring vaulted ceilings, creating a comfortable setting for relaxing after a day at the beach. This unit is ready for immediate personal enjoyment or to begin generating seasonal rental income. An on-property separate building enhances the experience with outstanding amenities, including a heated indoor pool, hot tub, sauna, game room, changing facilities with showers, laundry and a community gathering area complete with a sink and ice machine. A convenient rental management program makes ownership easy for those looking to maximize rental opportunities while minimizing day to day

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