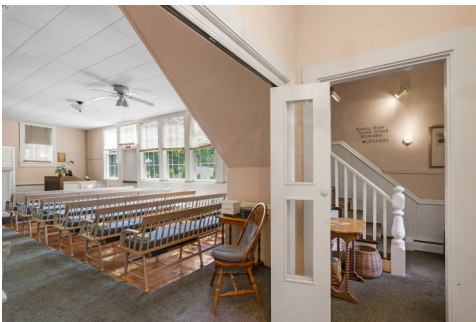


# BOOTHBAY HARBOR

25 Oak Street • Boothbay Harbor • 04538



\$429,900

Once a community schoolhouse, this 1880s building exudes historical character and charm. Located in downtown Boothbay Harbor, the property has been used as a place of worship since the 1960s. Each floor features a large hall, two half bathrooms, and ancillary office or meeting rooms. The spaces are flooded with natural light, with large banks of windows along the south side. Downtown Business zoning, public water and sewer, and high visibility add to the appeal.



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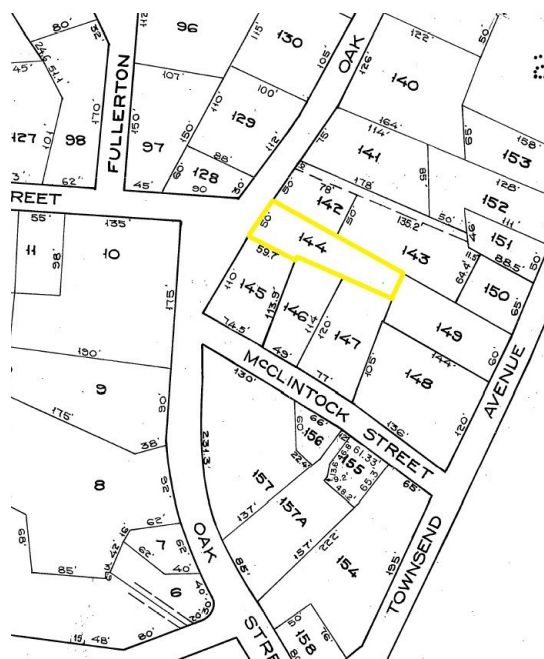
32 Oak Street, Boothbay Harbor, ME 04538 • 207-633-6711  
TindalandCallahan.com • realestate@tindalandcallahan.com



<b>Price:</b>	\$429,900	<b>Taxes:</b>	TBD	<b>Style:</b>	Schoolhouse
<b>GLAAG:</b>	2,684 sq. ft. +/- (Public Record)	<b>Lot Size:</b>	0.18 Acres +/-	<b>Flood Zone:</b>	N/A
<b>Tax Map:</b>	19	<b>Lot #:</b>	144	<b>Zoning:</b>	Downtown Business B
<b>Waterfront/Water View/Access:</b>	Nearby Public Access				

<b>Age:</b>	1886	<b>Siding:</b>	Wood Clapboard
<b>Foundation:</b>	Concrete Block and Brick	<b>Water Supply:</b>	Municipal
<b>Basement:</b>	Full to Partial Headroom, Unfinished	<b>Heating System:</b>	Oil Hot Water Baseboard
<b>Sewer:</b>	Municipal	<b>Hot Water:</b>	Off Boiler
<b>Garage:</b>	N/A	<b>Other Buildings:</b>	N/A
<b>Attic:</b>	Hatch	<b>Floors:</b>	Wood and Carpeting
<b>Fireplace:</b>	N/A	<b>Deck:</b>	N/A
<b>Woodstove:</b>	N/A	<b>Porch:</b>	N/A
<b>Association Fees:</b>	N/A	<b>Furnishings:</b>	N/A

<b>Main Hall:</b>	<b>32'4" x 24'5"</b> - with 9'9" ceilings, wainscoting, and wood flooring
<b>Coat Room:</b>	<b>7'10" x 7'6"</b> - with coat rod and carpeting
<b>Half Bathrooms: 4</b>	Down: <b>6' x 4'7"</b> - with painted concrete flooring Down: <b>6' x 4'7"</b> - with painted concrete flooring Up: <b>6' x 4'9"</b> - with painted concrete flooring Up: <b>6' x 4'6"</b> - with painted concrete flooring
<b>Breakout Hall:</b>	Up: <b>28'1" x 24'2"</b> - with 9'8" ceilings, wainscoting, and carpeting
<b>Play Room:</b>	Up: <b>9'3" x 6'8"</b> - with wainscoting and carpeting
<b>Office:</b>	Up: <b>10'7" x 7'6"</b> - with wainscoting, built-in bookcases, and carpeting
<b>Other Rooms:</b>	N/A



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The information presented above is gathered from personal observation and interview with owner(s). Although believed to be accurate, this agency cannot and does not guarantee the accuracy. Prospective buyers are encouraged to seek clarification or additional information regarding any questions. 12/4/2025