

Shelter Cove Yacht Basin

North East, Maryland

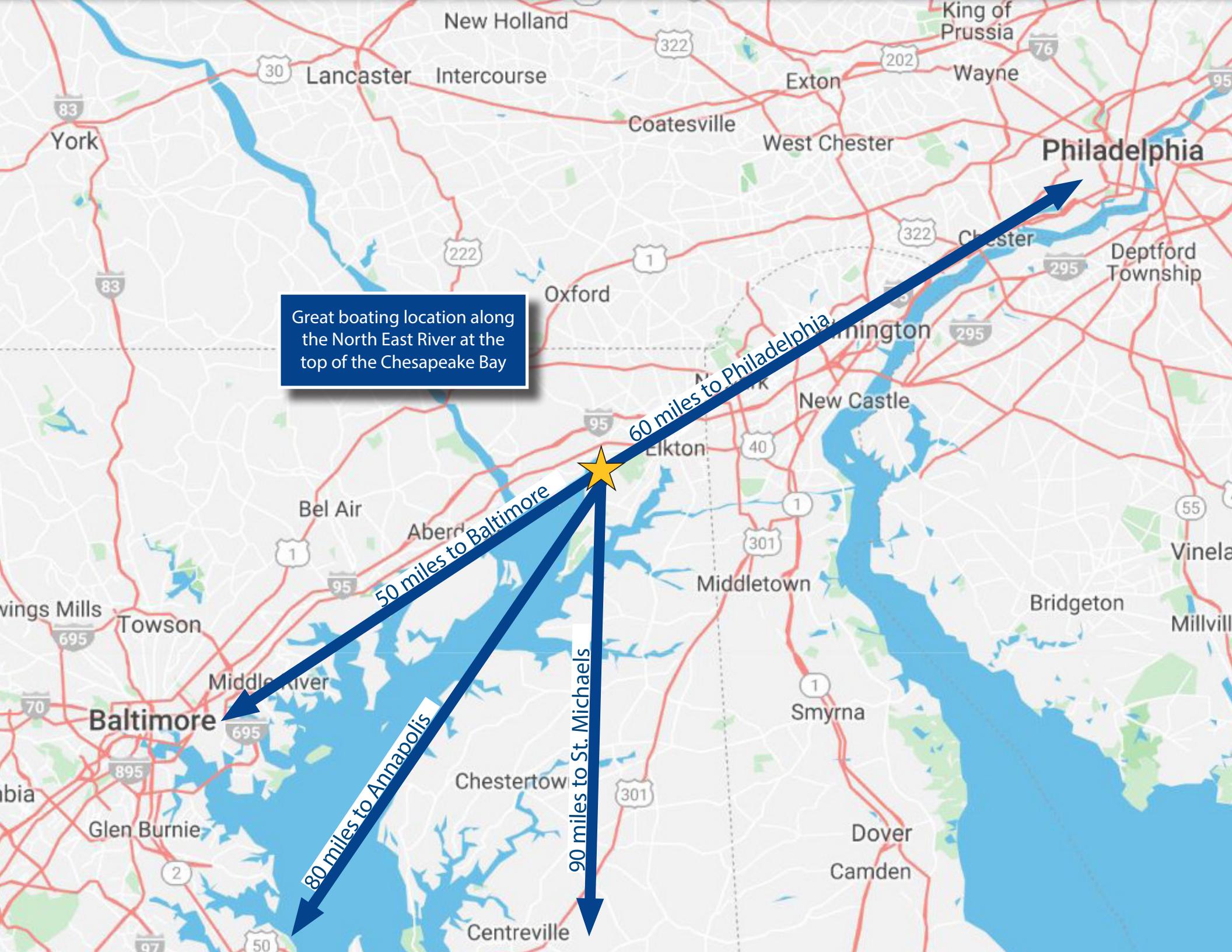
For Sale



Investment Highlights

- Marina with 137 wet slips (27 covered) and 86 dry rack spaces
- Expansion opportunity to add 40 new wet slips and generate from \$175,000 to \$200,000 in additional gross revenue
- Prime location on the North East River, a major boating center at the headwaters of the Chesapeake Bay
- \$844,000 in capital improvements completed in last 18 months that will benefit the next owner





Great boating location along the North East River at the top of the Chesapeake Bay

60 miles to Philadelphia

50 miles to Baltimore

80 miles to Annapolis

90 miles to St. Michaels

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