



Remarks: The 100 surveyed acres in Bakers Mills (Only 5 Miles to Gore) is one of the nicest pieces of land I've had the opportunity to sell, and I say that after having had the benefit of selling almost 4,000 acres of land in the Adirondacks over the last sixteen years. In my opinion, this piece of land is extraordinarily beautiful, and extremely unique. You'll own both sides, and almost the entire length of Dunkley road, which is roughly a 1/2 mile long, town maintained, and dead-ends. The woods haven't been logged since 1992 so there's also potential for increasing timber value in coming years. The pond was originally dug with a team of horses for bull-head fishing, and there are several small streams too. The terrain is relatively level and suitable for future subdivision on a very private, although town maintained, dead-end road with only two other land owners at the very end. Please call me to arrange a tour where I'll be happy to meet with you and point out the corners, as well as show you the best route to the pond which is about a ten minute hike through the woods.