



HARTEL REALTY

Strategic Real Estate Services

Bourne - Bassetts Island

10 Bassetts Island - Pocasset, MA

2,577± SF GLA on 2.5± Waterfront Acres



- * WATERVIEWS FROM EVERY ROOM
- * 2,577± GLA - 2.5± ACRES - ZONED R40
- * CONTEMPORARY TWO-STORY DWELLING WITH 5 ROOMS/3 BEDROOMS/2.1 BATHS
- * BASSETT'S ISLAND IS 80± Acres - Only Accessible by Boat
- * 13' BOSTON WHALER INCLUDED IN SALE

Offered For 1,295,000



HARTEL COMMERCIAL REAL ESTATE

230 Jones Road
Suite 6
Falmouth MA 02540

40 Willard Street
Suite 207
Quincy MA 02169

Greg Hartel
617-256-3169
Greg@HartelRealty.com

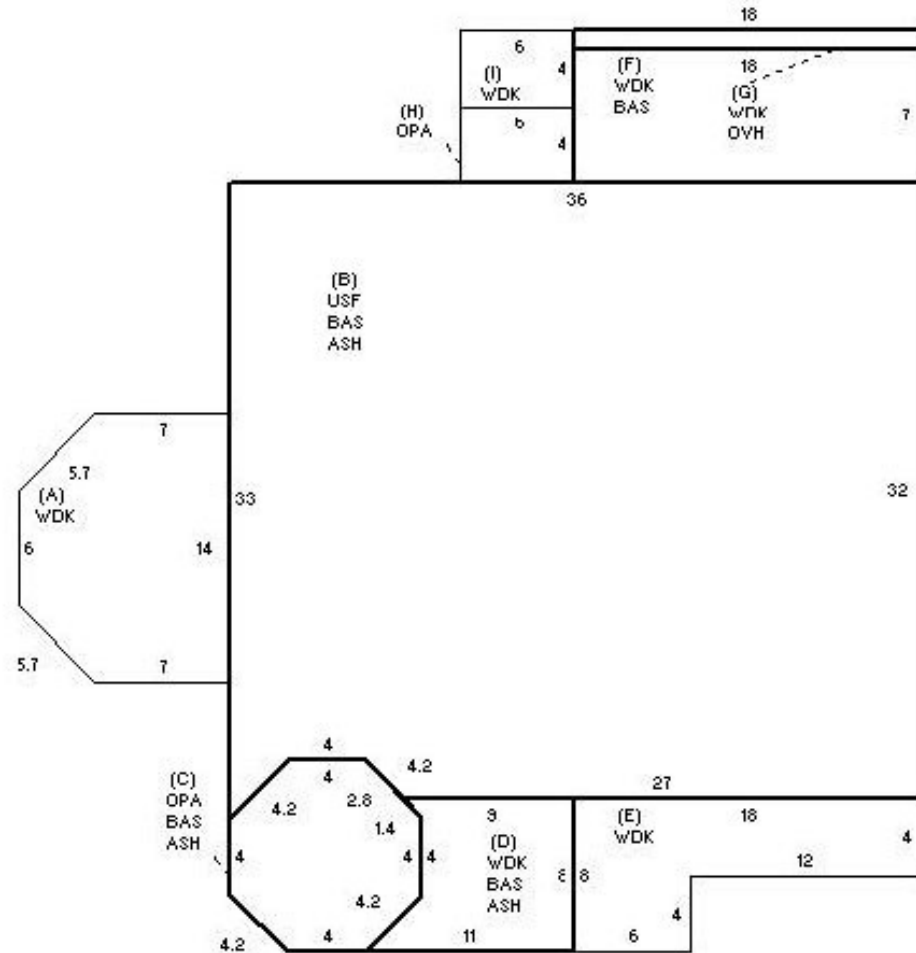
Jody Shaw
508-566-3556
Jody@HartelRealty.com

Main Office
508-444-0172
www.HartelRealty.com



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Floor Plan Per Bourne Assessors



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Satellite View



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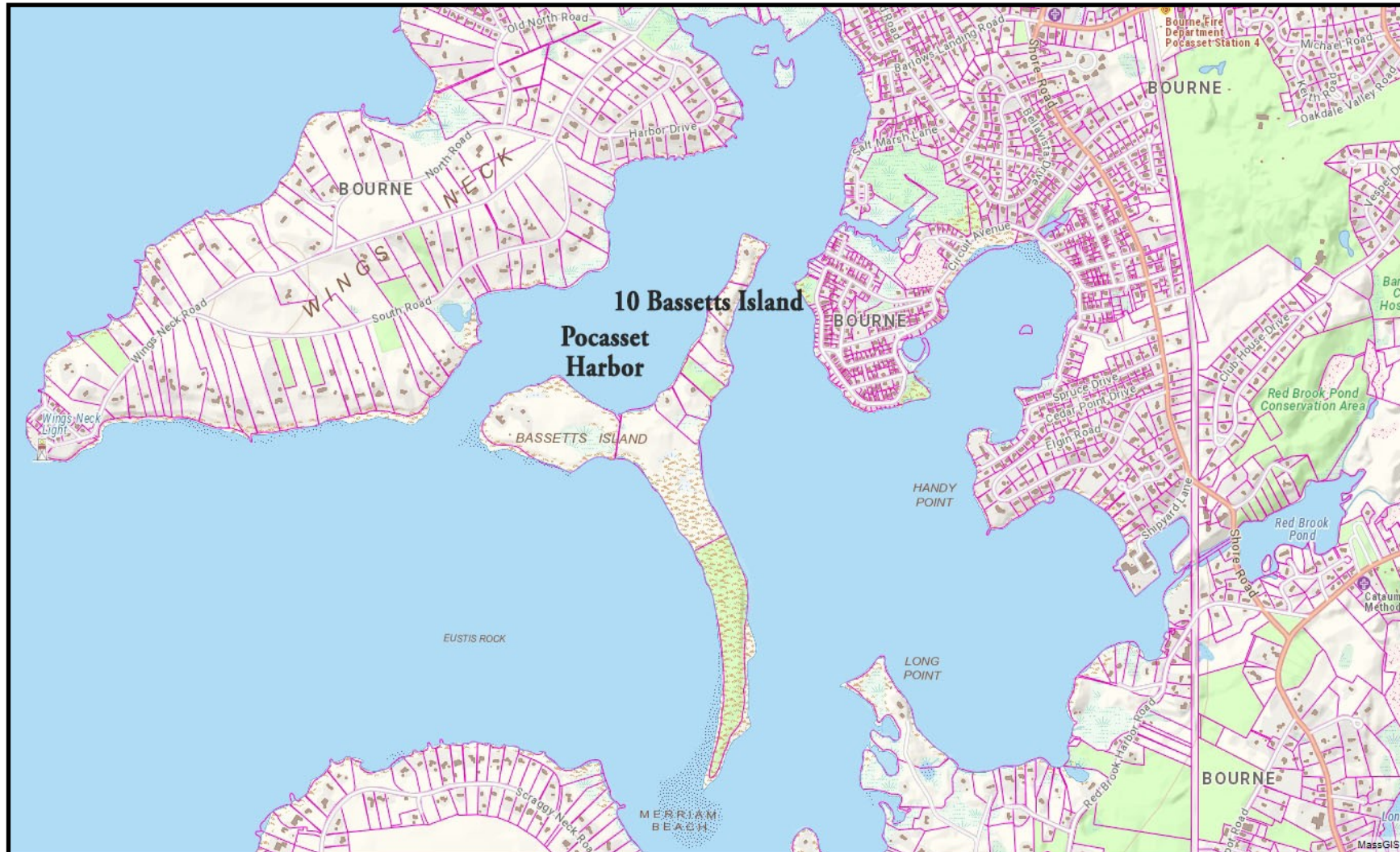
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Assessor Map



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Photographs





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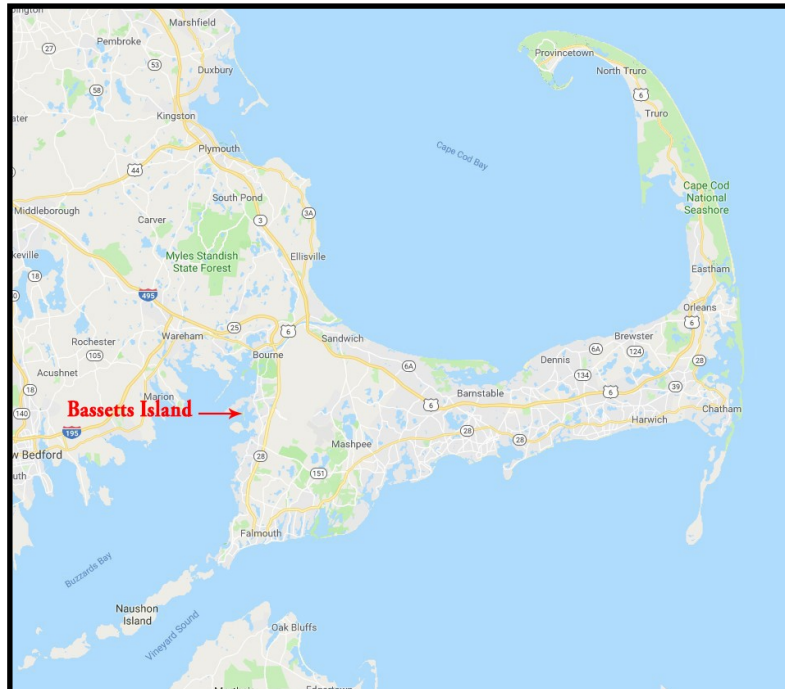
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Bassetts Island

Bourne Ma

Bassetts Island is 80 acres in size and allows for a variety of water activities. Located between Wings Neck and Scraggy Neck on Pocasset Harbor and Red Brook Harbor, Bassetts Island is only accessible by boat and has two points of entry. Being nestled between Wings Neck and Scraggy Neck, has provided shelter that makes this area one of the region's best for boating. This shelter also makes the harbor an excellent place to find birds, fish, and shellfish. Look for oysters growing atop one another, scuttling hermit crabs, and small fish swimming in the shallows and hiding in the many tide pools that form along the shoreline. You'll see hunting osprey swoop through the skies above, while raucous terns gather in the sand flats and little plovers scuttle in and out with the waves.



1 0 Basset Island - sits on 2.5 acres of lush, private land and has hundreds of feet of shoreline access on both sides of the property. Waterviews from every room in the house and a welcoming and open floorplan provide a tranquil environment combined with modern living. Included with the sale is a 13' Boston Whaler.