

	<b>ListingId:</b> SC-2693 <b>PropertyType:</b> Land <b>Sub Type:</b> Unimproved Land <b>Status:</b> Active	<b>List Price:</b> \$589,000 <b>Current Use:</b> Unimproved
	<b>Lot Size Acres:</b> 2.2 <b>Lot Size Dimensions:</b> 339x308x343x258 <b>Lot Dimensions Source:</b> Public Records <b>Road Frontage Length:</b> 339 <b>Number Of Buildings:</b> 0	

<b>Lot 7A May Rd</b> <b>Thompson, PA 18465</b>	<i>Provided as a courtesy of</i> Lauri Pass 570-335-8002 <a href="mailto:passrealtypa@gmail.com">passrealtypa@gmail.com</a> Pass Realty 570-222-3333 054
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<b>County:</b> Susquehanna <b>Zoning:</b> none <b>Zoning Description:</b> None	<b>City Region:</b> Ararat <b>Municipality:</b> Ararat Township <b>High School District:</b> Susquehanna Community
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<b>County Tax Amount:</b> \$38.85 <b>Municipal Tax Amount:</b> \$37.55 <b>School Tax Amount:</b> \$204.57 <b>Tax Annual Amount:</b> \$282.2	<b>Tax information:</b> Available <b>Tax Assessed Value:</b> \$3,700 <b>Tax Other Annual Assmt Amt:</b> \$0 <b>Tax Year:</b> 2023
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<b>Parcel Number:</b> 134.00-2,013.06,000. <b>Additional Parcels YN:</b> No	<b>Tax Book Number:</b> 202110139
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<b>Builder:</b> Any Builder <b>Community Features:</b> Lake <b>Development Status:</b> Completed	<b>Lake/Waterway Information:</b> Lake Use Restriction; Powerboat(s) <b>Lot Features:</b> Many Trees; Views; Wooded <b>Oil, Gas and Mineral Rights:</b> Property Subject To Lease: No <b>Possible Use:</b> Residential <b>Road Frontage Type:</b> Road Frontage Length: 339 <b>Road Responsibility:</b> Public Maintained Road <b>Road Surface Type:</b> Gravel	<b>Sewer:</b> Septic Needed; Other <b>Vegetation:</b> Wooded <b>View:</b> Lake; Rural <b>Water Source:</b> Well Needed <b>Waterfront:</b> Lake Privileges; Lakefront <b>Features:</b> <b>Disclosures:</b> Approved Subdivision; Deed Restrictions <b>Listing Terms:</b> Cash; Conventional <b>Possession:</b> Close Of Escrow
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**Directions:** Rt 171N to right on Dunn Pond Rd, left on May Rd, approx. 3/4 mile on left. Appointment required to enter property.  
**Latitude:** 41.822827 **Longitude:** -75.478204

**Public Remarks:** Spectacular 2.2 acre wooded Lakefront Lot- the ultimate setting for your dream lake home. Incredible 343 feet of lake frontage. Gorgeous deep water glacial lake with wooded shoreline. Never before developed 100 acre lake and building lots. Two neighboring lots have newly constructed homes. Motor boats only; jet skis are not allowed. Quiet/ no wake hours from 7pm to 10am ensures plenty of quiet mornings and evenings for fishing, paddle sports, and sunset cruises. All building lots are 2+ acres, and a very limited number to provide unparalleled privacy on this no public access lake. Deed restrictions maintain the beautiful woodland atmosphere. Revolving & short-term rentals are prohibited. Residential use only with each lot approved for micro mound septic. Enjoy your summers boating, water skiing, and fishing on Dunn Lake, and your winters skiing and riding at Elk Mountain Ski Resort or snowmobiling on the nearby O & W and D & H trails. Just 10 miles to Elk Mountain, Surrounding attractions include 9 Golf Courses, D&H Rail Trail, four State Parks for hiking and mountain biking, and the Delaware River for world class trout fishing. 10 minutes to Forest City for shopping. 35 mins to Scranton or Binghamton. Under 2 1/2 hours from NYC & Philadelphia.

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