PRIVATE ISLANDS INC.

SHEEPHEAD ISLAND

DEER ISLE, MAINE



65 ACRES · FREEHOLD

TWO HOMES · DEEP-WATER DOCK

44.201°N 68.725°W



THE ESTATE

At a Glance

LOCATION	East Penobscot Bay, Maine
TITLE	Freehold
LAND AREA	65 acres
MAIN HOUSE	5 bd · 3,600 sq ft
GUEST HOME	4 bd · contemporary
SUMMIT	50 ft

ACRES IN ONE OWNERSHIP

The whole island is the offering: two homes, a boathouse and studio, beaches, ledge and a hidden pond, all under one title.

ISLAND VITALS

PRICE
NOT PRINTED

ACREAGE
65 acres

TITLE
Freehold

SUMMIT
50 ft

WATERS
East Penobscot Bay

HOMES
Two residences

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REGION — MAINE — DEER ISLE

Maine's coast is scattered with thousands of islands, and few change hands whole. Deer Isle, reached by bridge from the mainland, is one of its working island communities, with Stonington's fishing harbour a few miles south. Foreign buyers hold the same freehold rights as local owners.





THE ISLAND

An Island Held Whole

Sheephead Island lies just off Sylvester Cove and the village of Sunset on Deer Isle, 65 acres of spruce forest, open fields and shore. The listing offers the island in its entirety, a private ocean estate with the ease of a mainland property.

THE GROUND

Fields, Forest & Shore

Walking paths run through fields and forest to a hidden swimming pond. Around the edge, the shore turns from broad sandy beaches to granite ledge and tidal pools, so each side of the island has its own character.

THE MAIN HOUSE

A Colonial on the Point

The main house is a five-bedroom colonial of 3,600 square feet, with three full bathrooms, a half bathroom and a fireplace. It stands at the island's point, with beaches falling away on either side.

THE GUEST HOME

A Second House in the Spruce

A four-bedroom contemporary guest home sits apart in the spruce, giving two households ground of their own. A boathouse and an artist studio complete the island's buildings.







LAND AND WATER

Ledge, Sand & Still Water

The shorefront is the island's variety: granite ledge and tidal pools, broad sandy beaches, and sheltered water on the northeast lee where the dock stands. Inside the tree line, fields and forest take over, threaded by paths to the hidden swimming pond.

KNOWN FOR

A whole 65-acre Maine island with two homes and a low-tide bar to the Deer Isle shore: total privacy that still connects.

DAYTIME HIGH ±74°F · NIGHT LOW ±17°F



AT LOW TIDE

The Bar to Deer Isle

At low tide a sand bar joins the island to the Deer Isle shore off Sylvester Cove, so Sheephead can be reached across the bar rather than only by boat. The village of Sunset lies just over a mile away, Deer Isle village under three.

BY WATER & AIR

Dock, Villages & Bangor

By boat, the deep-water dock with its ramp, float and mooring sits in the northeast lee, sheltered from prevailing seas, with room for yacht moorage. Stonington's working harbour is 4 miles south, and Bangor International Airport is 42 miles straight-line to the north.

DISTANCES — STRAIGHT LINE

Deer Isle 3 mi · Stonington 4 mi · Bangor Int'l Airport 42 mi

65 ACRES • FREEHOLD • TWO HOMES • ONE ISLAND

LOCATION

On the Map

EAST PENOBSCOT BAY • DEER ISLE, MAINE



GALLERY

The Estate in Frames



The point house, beaches on either side



The island track through summer lupines



The guest home above the ledge shore



The west end and its long sand beach



PRIVATE ISLANDS INC.

THE WORLD'S AUTHORITY ON PRIVATE ISLAND SALES & RENTALS

SHEEPHEAD ISLAND

DEER ISLE, MAINE

CURRENT PRICE & AVAILABILITY

This brochure carries no printed price, so it can never be out of date. Scan the code or open the live listing for today's price and availability.

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