



Oceanfront Escape

House Guide

*Welcome to our Airbnb
Your home away from home!*



1 Atlantic Circle Kennebunk, Maine



WELCOME
TO
THE OCEANFRONT ESCAPE



KENNEBUNK, MAINE





ABOUT OUR AREA

Kennebunk is a charming town in York County that boasts coastal attractions including Goochs Beach, The Rachel Carson National Wildlife Refuge and the Nature Conservancy's Kennebunk Plains. Guests can fish right off our beach or the nearby Mousam River. After a day on the water choose from a multitude of casual or refined dining options to savor Maine's cuisine.

Whether you're seeking relaxation on the beach, exploring historical sites, or indulging in local cuisine, Kennebunk offers a memorable New England experience.





Beach Guide

- LIBBY COVE BEACH

Located just across the street, it is a quiet neighborhood favorite. Take a right out of the property, walk about 50 yards down Great Hill Road and you will find a small sandy entry point to the shore. With no public parking and limited access, this beach is essentially private to the neighborhood. An uncrowded peaceful spot to enjoy the pristine coastline- perfect for a morning coffee or evening walk by the water.

- MOTHERS BEACH

The closest public beach, 0.7 miles away, about a 10-minute walk. It is perfect spot for a relaxing day by the calming waters and easy to reach on foot or by car.

- GOOCH'S BEACH

Further down the coast, only 1.5 miles away (roughly a 5-minute drive) Gooch's beach offers a long, beautiful stretch of sandy shoreline. Since it is a popular spot it can get busy during the summer months, but worth the visit.

- PARSONS BEACH

Past Gooch's Beach on the other side of the Mousam River you will find a secluded beach offering peace and serenity. Tucked within the Rachel Carson Wildlife Reserve this hidden gem features untouched coastline and a truly tranquil setting. Parking is limited so be sure to arrive early during the summer to secure a spot.

****FISHING****

You can fish off the beach or rocks just outside of the house. There is also a great spot at the end of Great Hill Road at the Mousam River, just a short walk from the house.



Amenities

Our Airbnb is well-equipped with a range of amenities. From high-speed Wi-Fi and a fully stocked kitchen, we've thought of everything to make your stay seamless.

Stunning Oceanviews

Coffee Station

Berach Access

Washer and Dryer

Expansive Porch

Minisplits for AC and Heat

Beach Chairs and Toys



Food & Drink

Ready to explore the local flavors? Here's a curated list of our favorite spots for food and drink around town – each one is a must-try!



BEST SEAFOOD

Mabel's Lobster Claw

A casual, seasonal restaurant with all the staples: fried clams, lobster rolls, and its famous baked stuffed lobster. The front porch is the perfect place to soak in the warmer days of summer. Finish off your seafood feast with a slice of classic Maine blueberry pie.



BEST LIVE LOBSTERS

Port Lobster Co

A family-owned seafood market in Kennebunkport, Maine, operating since 1953. Located at 122 Ocean Avenue, it's just a short drive from 1 Atlantic Circle. The market offers fresh, live Maine lobsters, a variety of local fish, clams, mussels, and other seafood. They also provide takeout options like lobster rolls and clam chowder, and will cook your lobster at no extra charge. Port Lobster Co. is known for its quality seafood and friendly service, making it a favorite among both locals and visitors.



BEST FINE DINING

Earth at Hidden Pond

A premier year-round fine dining destination in Kennebunkport. Savor farm-to-table cuisine featuring fresh seafood, organic garden harvests, wood oven specialties, handcrafted charcuterie, and seasonal pasta. Reservations recommended and private dining sheds offered.



Local Favorites

We've compiled our top picks of the best dining options while you unwind by the shore. Whether you're up for coffee before your morning bike ride or a lobster roll and a lazy nap, these beloved local spots are sure to delight!

BREAKFAST

Boulangerie, A Proper Bakery
Coffee Roasters of the Kennebunks
The Blue
Live Cafe
Aroma Joe's Coffee
Mornings in Paris (Lower Village)

LUNCH

Bennett's sub shop (just up the street)
The Landing Store
Federal Jacks (in the lower village where Shipyard Brewery Originated)
HP Provisions
Pedros (Mexican food with outdoor seating and live music)

DINNER

The Village Tavern
50 Local
Ryan's Corner House Irish Pub & Restaurant
Mabel's Lobster Claw
Lobster Port Co
Earth at Hidden Pond

FINE DINING

White Barn Inn Restaurant

ICE CREAM

Rococo Ice Cream
The Treat Truck
Big Daddy's Ice Cream

Sun, surf, and sand await!



THE OCEANFRONT RETREAT

Things to do

Just a Stone's Throw Away: Explore Attractions for the Active
Traveler



BIKING

MainelyBicycle.com is located in the heart of lower village of Kennebunk. Services include bicycle repair, sales, and seasonal hybrid and electric rentals.
CoastalMaineHikeandBike.com Choose a pedal bicycle, ebike, or hiking tour leaving from Kennebunk or Kennebunkport. Providing the bike or ebike, expert guide, helmet — and fun!



KAYAK EXCURSIONS

Souther Maine Kayak offers half and full day kayak, stand up paddleboarding & bicycle rentals. One of the most accommodating outdoor rental companies providing a FREE delivery service. Visit their website at SouthernMaineKayaks.com.



HIKING

[Rachel Carson National Wildlife Refuge](http://RachelCarsonNationalWildlifeRefuge) located along 50 miles of coastline in York and Cumberland counties. Take the Bridle Path of Kennebunk to explore the part of the refuge near the Mousam River.
[Nature Conservancy's Kennebunk Plains](http://NatureConservancy.com) at 3,200 acres, the protected sandplain grassland is the largest intact example of this ecosystem in New England. Parking along Route 99 and McGuire Road. Mostly flat to gently rolling trails.



FIRST FAMILIES KENNEBUNKPORT MUSEUM

Take in the history with a tour of the White Columns, a Kennebunkport Historical Society property. Learn all about the life and family of George H. W. Bush or enjoy a mid-week concert. The properties are available for rent if hosting a gathering. See website for more details.



THE OCEANFRONT RETREAT

Things to do

Just a Stone's Throw Away: Explore Attractions for the Active Traveler



GARDEN STREET BOWL

a vibrant entertainment spot perfect for families, friends, or a casual date night. This modern bowling alley features candlepin bowling, a full-service bar, and a delicious menu with local favorites. With its fun atmosphere and welcoming staff, it's a great place to unwind just minutes from downtown.



AQUAHOLICS SURF SHOP

Locally owned spot that caters to both seasoned surfers and beachgoers. They offer rentals for surfboards, paddleboards, wetsuits, and more—perfect for anyone looking to catch some waves. With quality gear, expert advice, and a laid-back vibe, it's a great stop for anyone wanting to enjoy Maine's coast.



DEEP SEA FISHING AND BOAT TOURS

Nor'easter Deep Sea Fishing

The Nor'easter offers daily deep-sea fishing trips aboard a spacious 42-foot vessel, departing from Kennebunkport. Led by Captain Mike Perkins, a USCG-licensed captain with over 200 years of family fishing experience, these trips venture 20 miles offshore to fish for haddock, pollock, cod, cusk, and hake. The \$95 per person fee includes all fishing gear, and the crew will fillet and package your catch for you to take home.

Cast-Away Fishing Charters offers private, family-friendly excursions led by Captain Niels Jacob, a seasoned USCG-licensed captain and Maine Guide. Guests can embark on half-day fishing trips targeting striped bass, bluefish, and mackerel, or opt for two-hour children's charters that include harbor tours, seal watching, lobster trap hauls, and lighthouse visits. All equipment is provided, and trips are customizable to suit individual schedules



MAINE GHOST WALKS LLC

Offers a captivating ghost tour experience in Kennebunkport, Maine. Led by knowledgeable guides, the 90-minute walking tour delves into the town's rich history, uncovering tales of spirits, hauntings, and local legends. Starting at 8 Maine Street, the tour explores haunted landmarks, including the Nonantum Resort and the Louis T. Graves Library, providing a spine-tingling glimpse into Kennebunkport's supernatural past.



THE OCEANFRONT RETREAT

Day Trips

A short drive away: Discover nearby attractions and activities easily accessible by car.



WHALE WATCHING

First Chance Whale Watch is the premier company for whale watch and scenic boat tours around Kennebunk. With three fantastic boats they offer an authentic and exciting experience of the Atlantic Ocean. Also offering private coastal cruises for more intimate boating.



PORTLAND BREWERY TOURS

Hop along the Maine Beer Trail. There are plenty of group tour options or make your way with your own self-guided tour.



THE PINEAPPLE KETCH & FLOATING SAUNA

Set sail on the beautiful Pineapple Fetch and enjoy stunning day trips from Kennebunkport. Sights including Goat Island Lighthouse and Walker's Point. If your sea legs need a rest enjoy the luxury floating sauna nestled on the Kennebunk River. Perfect for individuals, couples, or small groups. An experience crafted to rejuvenate both mind and body.

Your Adventure Awaits!



Kids Activities

We've handpicked the best spots where imagination and play come to life, ensuring that your family's trip to Maine will be enjoyable for the whole family.



FUNTOWN SPLASHTOWN

An amusement park located in Saco, Maine. Funtown offers the amusement rides while Splashtown features pools and water slides. Open seasonally, check their website for special deal days and events.



SEASHORE TROLLEY MUSEUM

Explore history in motion! Check out the exhibits, take a ride on an antique streetcar or find something memorable at the museum store. Fun for the whole family! The trolley rides are offered every 40-45 minutes from 9:45 am until 3:45 pm.



PALACE PLAYLAND AMUSEMENT PARK

Welcome to New England's only waterfront amusement park! Located at Old Orchard beach you will find thrilling rides and an amazing arcade all while enjoying the salty ocean air.



RAPTOR FALLS MINI GOLF

No childhood vacation is complete without a round of mini golf. With 18 holes and animatronic dinosaurs, it's a great time for all!

Bumper boat pond and climbing walls coming soon, check website for up to date information.

Little Explorers, Big Adventures!



Getting Around

Getting around Kennebunk is a breeze! With our central location, you have the freedom to move easily around.

U B E R

The fastest and most reliable mode of transportation in our opinion. Simply download the App

BUS & TRAINS

Saco Transportation Center

Biddeford Saco Old Orchard Beach Tranist: \$2 bus tickets

Old Orchard Beach Station

Wells Regional Transportation Center - 31 min drive

Amtrak Downeaster Train with service from Brunswick to Boston

PLANE

Portland, ME (PWM-Portland Intl. Jetport) - 40 min drive

Sanford, ME (SFM-Sanford Seacoast Regional) - 30 min drive