

FOR SUBLEASE

Industrial Space

10,800± SF | \$8.75/SF NNN



12 Runway Road, Scarborough, ME

Property Highlights

- *Eight (8) drive-in OHDs*
- *Clear span space*
- *ESFR sprinkler system*
- *Outdoor storage permitted*



Property Description

We are pleased to offer 10,800± SF of industrial/warehouse space for sublease at 12 Runway Road, Scarborough. The property has 18'± eave height and eight (8) drive-in OHDs. The property is located approximately 2-miles from Maine Turnpike Exit 45 and I-295. Available January 2026.

Broker Contact

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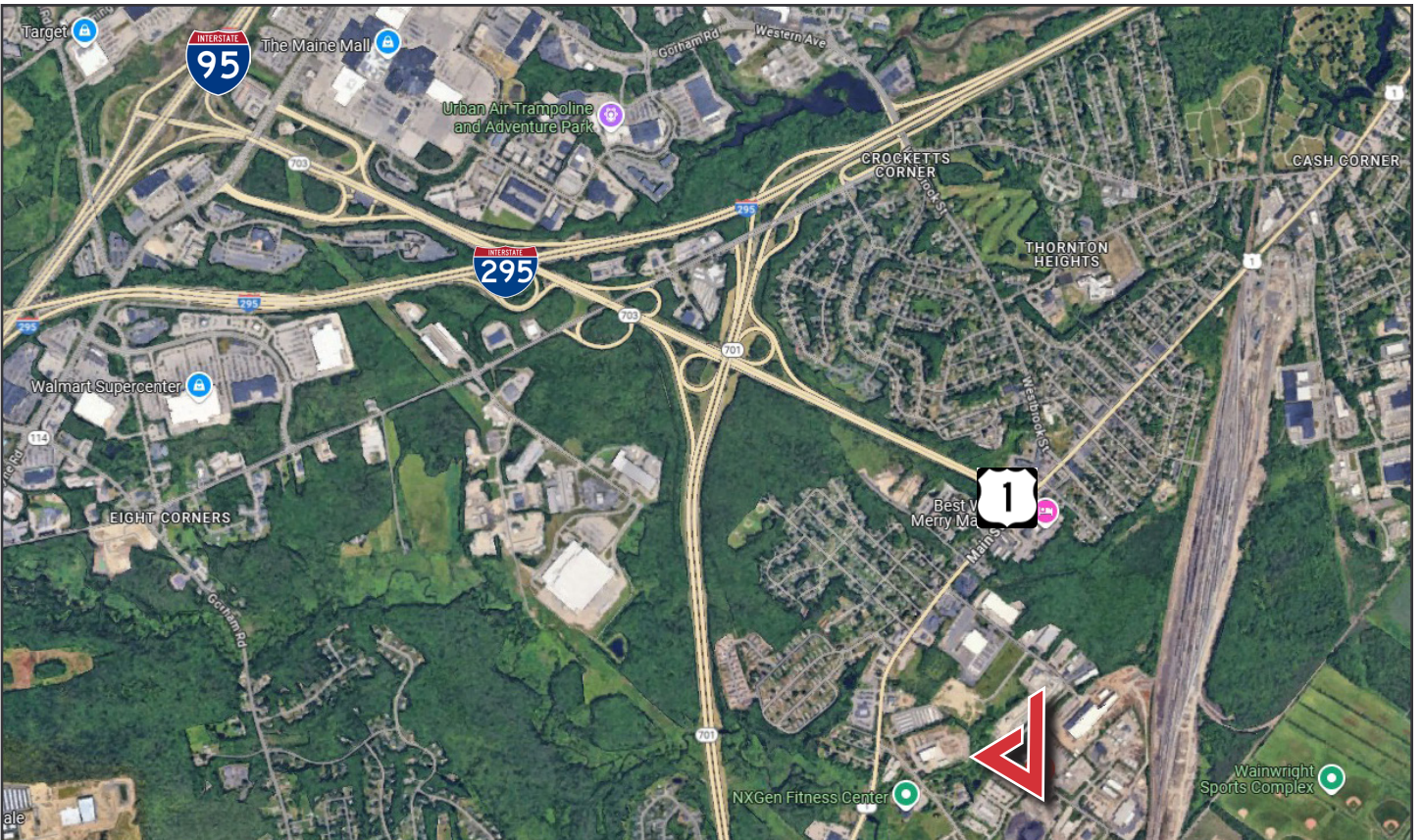


Property Overview

Owner	Filmike, LLC	
SubLandlord	Maine Commercial Tire	
Available Space	10,800± SF	
Lot Size	1.7± acres	
Assessor's Reference	Map R77, Lot 11A	
Annual Taxes	\$12,380.71 (FY 2024-2025)	
Zoning	Industrial	
Building Construction	Steel frame with metal siding, clear span design	
Building Age	1987	
Roof	Sloped metal	
Flooring	Concrete slab	
Utilities	Municipal water and sewer, LP gas	
Electrical	200 Amp	
Lighting	Fluorescent and LED fixtures	
Ceiling Height	18'± eave height	
Drive-in OHDs	One (1) 21' x 14'	Two (2) 10' x 14'
	Three (3) 14' x 14'	Two (2) 12' x 14'
Heat	LP infrared heaters and electric baseboard	
Sprinkler System	Full coverage with ESFR system	
Parking	Ample on-site	
Miscellaneous	Floor drains	
Availability	January 2026	
Sublease Expiration	June 30, 2028	

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12 Runway Road



The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.