

# FOR LEASE

## Office Space

2,500± SF | \$15.00/SF MG



## 141 Main Street, South Portland

### Property Highlights

- *Direct Access to U.S. Route One*
- *Excellent signage potential*
- *Direct Spur access to I-295*
- *Professionally managed property*



### Property Description

We are pleased to offer 2,500± SF of office space for lease at 141 Main Street in South Portland. Located less than one-half mile from I-295 and direct access to U.S. Route One, the property features central HVAC, on-site parking, and a layout offering 5 offices, 1 restroom, kitchenette, receptionist area, conference room, and storage space.

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## Property Overview

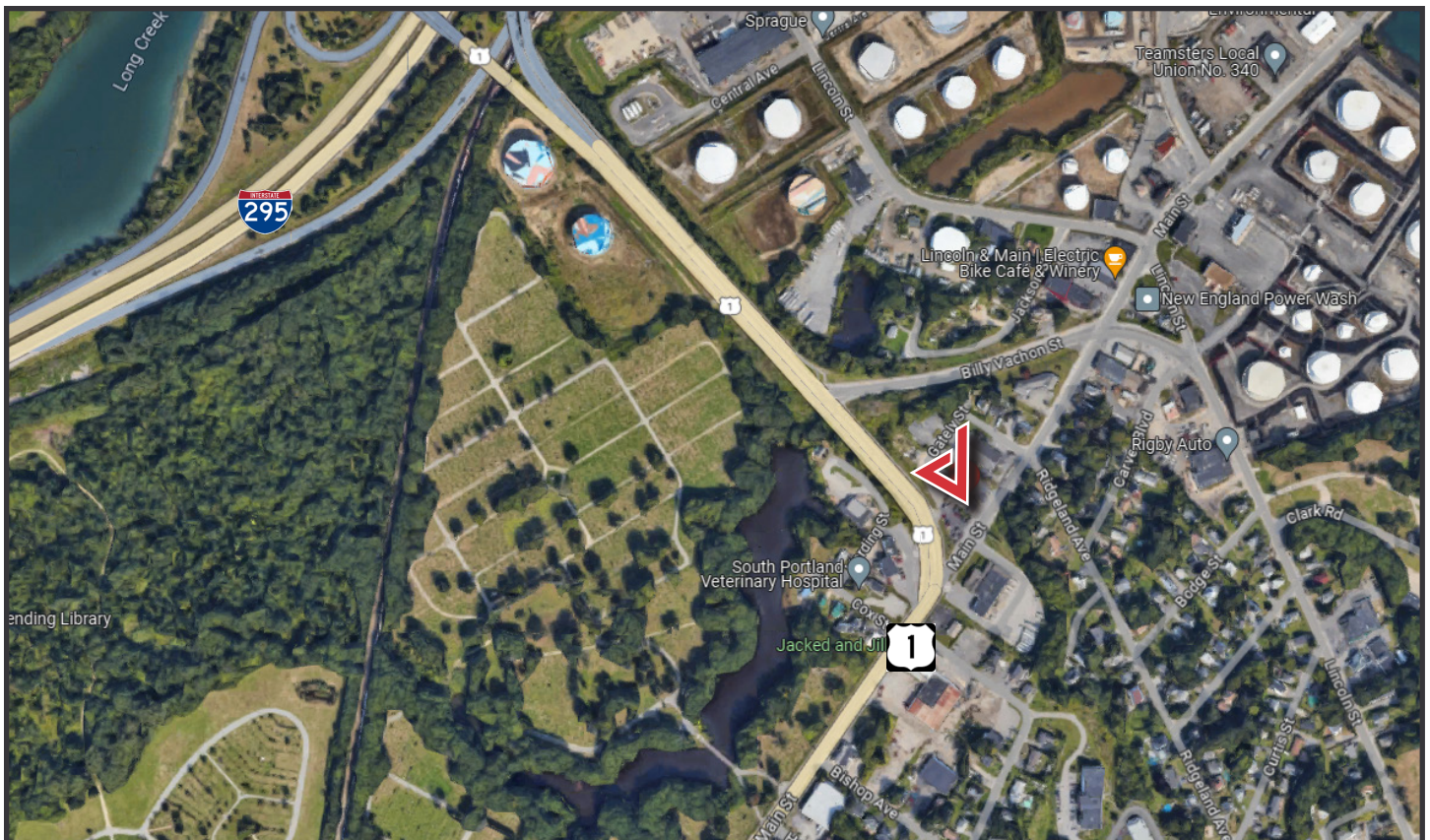
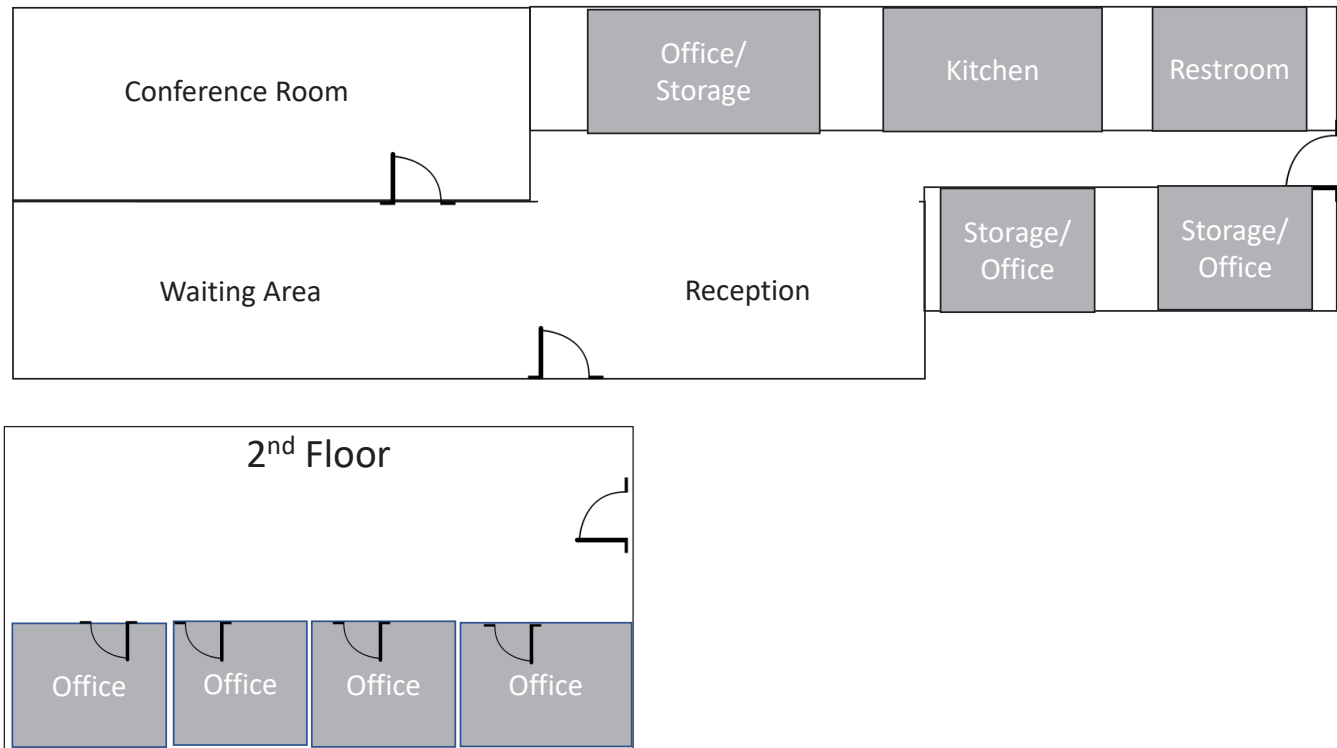
Owner	141 Main, LLC
Building Size	8,136± SF
Available Space	2,500± SF
Assessor's Reference	Map 032, Lot 015
Zoning	C - Commercial
Year Built	1977
Construction	Wood frame, clapboard
Utilities	Public water & septic, electric, cable
Parking	Ample. on-site
Availability	Immediately
Layout	See attached

**FOR LEASE : \$15.00/SF MG - Tenant pays for HVAC & Electric**





**141 Main Street  
South Portland  
C & W Services  
2,500± SF**



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.