

For Lease

Flex Building

16,000± SF | \$5.75/SF NNN



Flex Industrial Building

20 Industrial Way
Waterville, ME

Property Highlights

- 16,000 SF of Flex Space
- Great Visibility and Access



Property Description

We are pleased to offer for lease up to 16,000± SF flex industrial building. Excellent location in the heart of Waterville's best retail area. Local retailers include Hannaford, Walmart Superstore, JC Penny and Home Depot. Good visibility from and excellent access to I-95. The building is suitable for many uses, including retail, office and warehouse. 7± acres of land facilitate tons of parking.

Broker Contact

Charlie Craig

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Property Overview

Building Size	39,000± SF
Lot Size	7± acres
Assessor's Reference	Map 62, Lot 9
Zoning	General Industrial and Retail
Available Space	16,000± SF
Lighting	Fluorescent
Flooring	Concrete
Loading Doors	1
Ceiling Height	14'±
Heat	Oil fired forced hot air
Electrical	Substantial electrical capacity
Utilities	Municipal water and sewer
Bathrooms	Yes
Parking	Abundant on-site

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16,000 SF

LEGEND	
—	PRIMARY EXIT PATH
—	SECONDARY EXIT PATH
—	PAINTED LINES
	FIRE EXTINGUISHER
	ANSUL
	CO ₂
	H ₂ O
	FIRE HOSE
	FIRE ALARM
	EYEWASH STATION
	EMERGENCY SHOWER

