

# FOR LEASE

Industrial/Flex

1,780 - 3,793± SF | \$22.00/SF MG



## 200 Anderson Street, Portland

### Property Highlights

- Prime East Bayside Location
- Paved Parking & Outside Storage
- Multiple Curb Cuts & Access



### Property Description

We are pleased to offer 1,780 - 3,793± SF industrial/flex units for lease at this versatile, multi-tenanted building located in East Bayside. The building offers flexible bays, ideal for food production, light manufacturing, creative uses, and more. The site includes roughly 15,000 SF of paved yard space for parking, staging, and storage, secured by perimeter fencing. The property is close to downtown Portland, adjacent to Bayside and Munjoy Hill neighborhoods, and offers excellent access to I-295. Join this vibrant neighborhood of breweries, distilleries, roasters, and makers.

#### BROKER CONTACT

Justin Lamontagne, CCIM, SIOR | [justin@dunhamgroup.com](mailto:justin@dunhamgroup.com)

Bryan Plourde, MAI | [bryan@dunhamgroup.com](mailto:bryan@dunhamgroup.com)

TC Haffenreffer | [tc@dunhamgroup.com](mailto:tc@dunhamgroup.com)





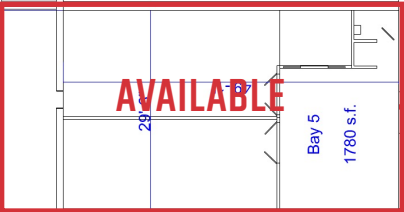
## Property Overview

Owner	184 Anderson Street, LLC
Building Size	17,106± SF
Lot Size	1.1374± acres
Assessor's Reference	CBL : 10-E-1
Zoning	Light Impact Industrial (IL-B)
Year Built	1949, Renovated several times
Construction	Masonry and brick veneer
Roof	Rubber EPDM
Utilities	Public water, sewer, electricity, natural gas. Units all separately metered.
Electrical	400 Amp Mains (multiple), 3-phase, 4-wire, 225-amp, multiple subpanels
HVAC	Gas-fired FHA, heat pumps in each unit
Ceiling Height	10' - 15'
Loading Docks	Covered loading dock with multiple OHDs
Sprinkler System	Full wet sprinkler system, updated 4 years ago
Restrooms	In each unit, some multiple

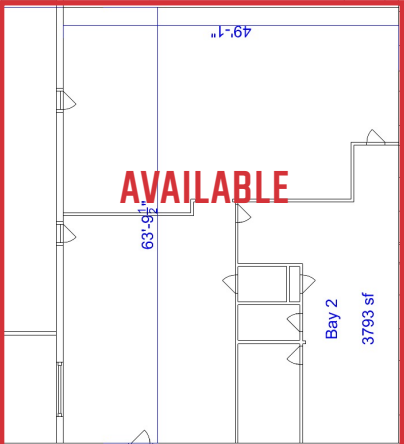
## Available Space

Bay #2	3,793± SF
Bay #5	1,780± SF

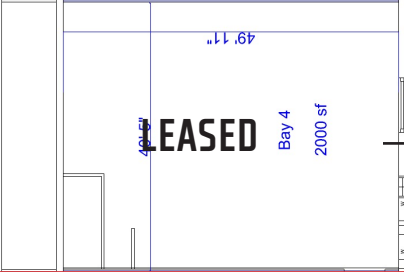
**FOR LEASE : \$22.00/SF MG**



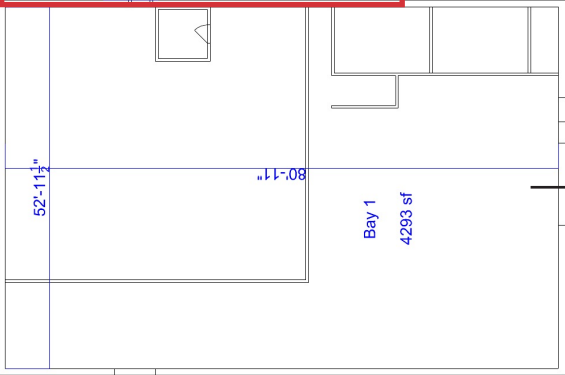
1,780 SF



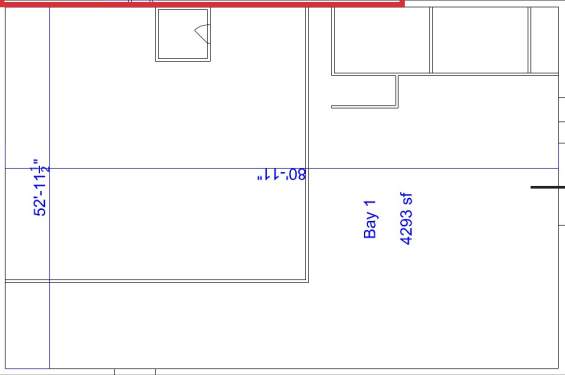
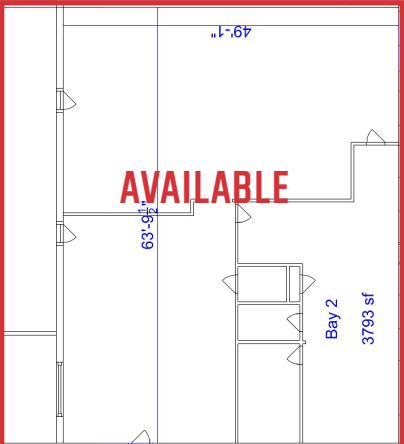
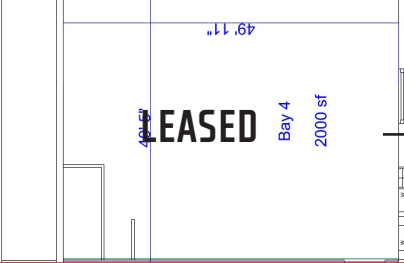
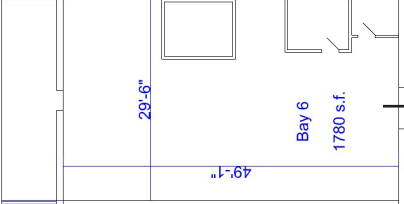
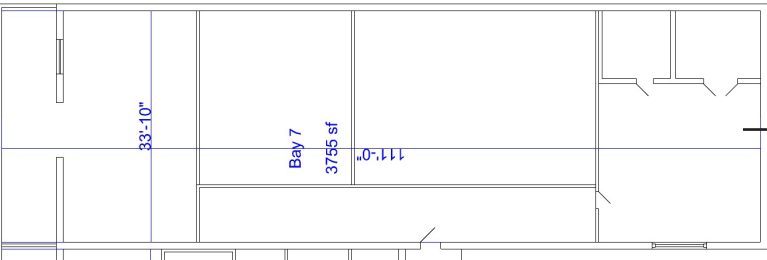
3,793 SF

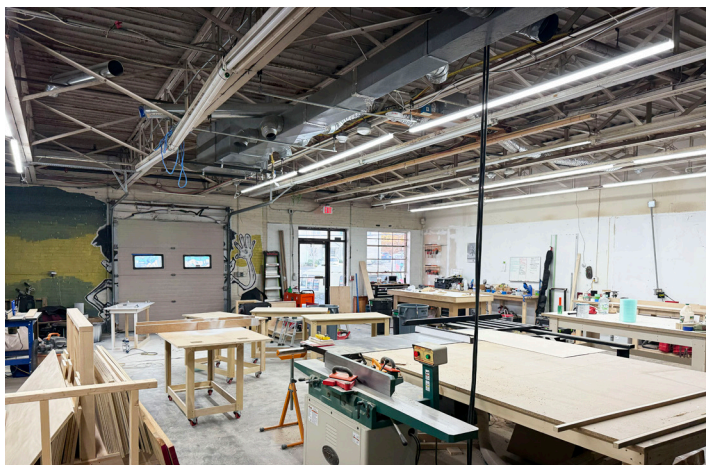
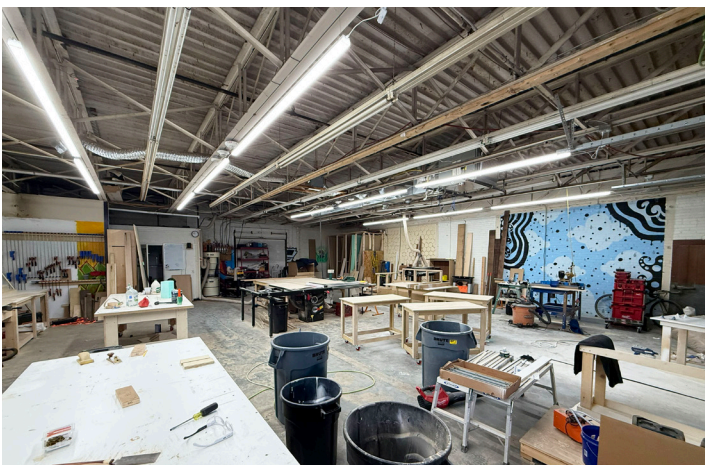


2,000 SF



Owner's Unit





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.