

For Lease  
Office Space  
2,427 - 11,566± SF



## 225 Gorham Road - First Floor

South Portland, Maine

### Property Highlights

- Excellent access to I-95 and I-295
- Ample on-site parking
- Flexible floor plans from 2,400± SF up.



### Property Description

We are pleased to offer up to 11,566± SF on the first floor of 225 Gorham Road in South Portland. This Class A office building offers tenants a campus like setting and flexible floor plans.

#### Broker Contact

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225 Gorham Road

## Property Overview

Owner	Longcreek Properties, LLC
Building Size	72,336± SF
Lot Size	14.49± acres
Assessor's Reference	Map 67, Lot 7
Deed Reference	Book 13494, Page 122
Available Space	Suite 110 - 3,208± SF
	Suite 120 - 2,479± SF
	Suite 130 - 3,452± SF
	Suite 140 - 2,427± SF
	<hr/> Total 11,566± SF
Building Age	2002
Building Construction	Steel frame with brick/masonry siding
Roof	Flat, rubber membrane
Flooring	Carpet, commercial grade tile
Utilities	Public water and sewer
HVAC	Gas-fired forced hot air
Sprinkler System	Full wet system
Available	Immediately
Parking	Ample, on-site
Other Tenants	One America

FOR LEASE : \$16.00/SF NNN

