

For Lease Office Space

1,709± SF | \$15.50/SF NNN

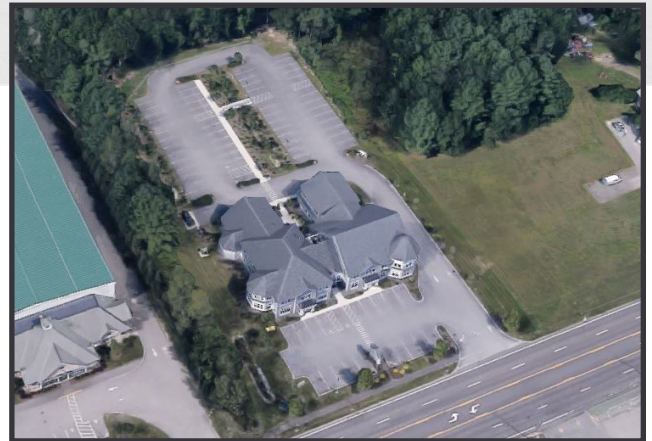


383 US Route One

Scarborough, Maine

Property Highlights

- Class A office building
- Excellent location close to I-95 & I-295
- On-site Parking
- Handicapped accessible



Property Description

We are pleased to offer a 1,709± SF, Class A office suite for lease at 383 US Route 1, Scarborough. This office building offers tenants a convenient location, excellent visibility, and ample on-site parking. The property is located less than 2 miles from I-95 and offers pylon signage on Route One. The available space offers en suite kitchenette and restroom.

Broker Contact

Katie Allen

Tom Moulton, CCIM, SIOR

207.773.7100

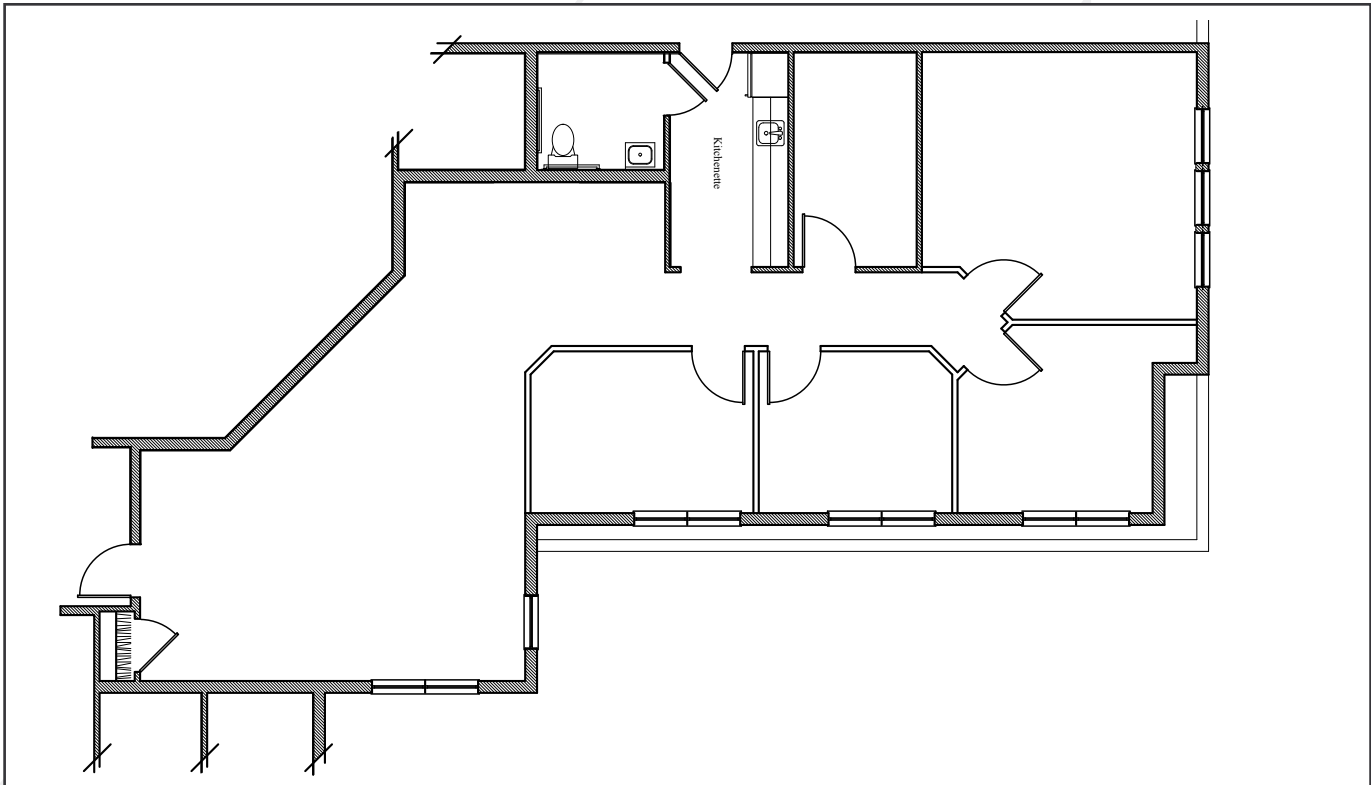
katie@dunhamgroup.com

tmoulton@dunhamgroup.com

Property Overview

Building Size	23,264± SF
Lot Size	2.65± acres
Assessor's Reference	Map U038, Lot 13A
Zoning	B-2 Commercial
Space Available	Suite 2A - 1,709± SF
Available	April 2021
Flooring	Carpet and tile
Bathrooms	One (1)
HVAC	Natural gas-fired forced hot air and central A/C
Utilities	Public water and sewer, electric, cable, and natural gas
Parking Ratio	5:1,000± SF
Sprinklers	Full coverage wet system
Elevator	Yes
Accessibility	Handicapped accessible

FOR LEASE : \$15.50/SF NNN
Estimated NNN's: \$5.90/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.