

For Lease Industrial Building

11,500 - 37,150± SF

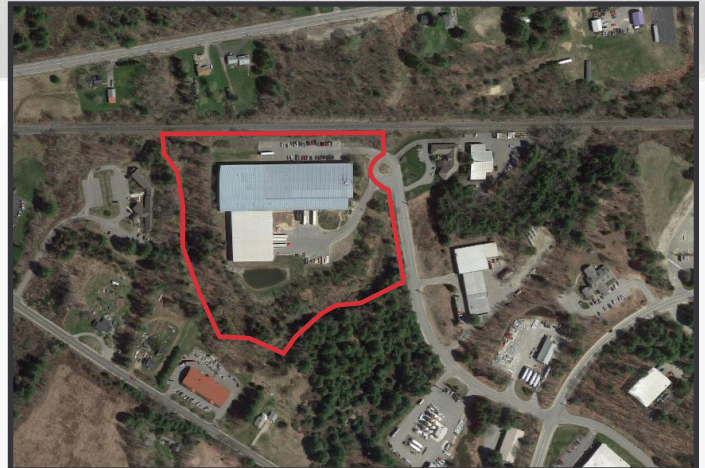


Cannabis Cultivation Space

43 Bibber Parkway
Brunswick, ME 04011

Property Highlights

- Up to 37,150 SF of fully approved cannabis cultivation space
- 24' Ceiling Heights
- One Drive-in Door & 2 Loading Docks
- Air conditioned space
- 500 KVA, 1,200 Amp, 480 Volt, 3-phase



Property Description

We are pleased to offer up to 37,150± SF of Tier 4 cannabis space for lease at 43 Bibber Parkway in Brunswick. This Class A industrial property is located in the Brunswick Industrial Park, which is adjacent to Route One and I-295, Exit 28.

Broker Contact

TC Haffenreffer

Frank O'Connor

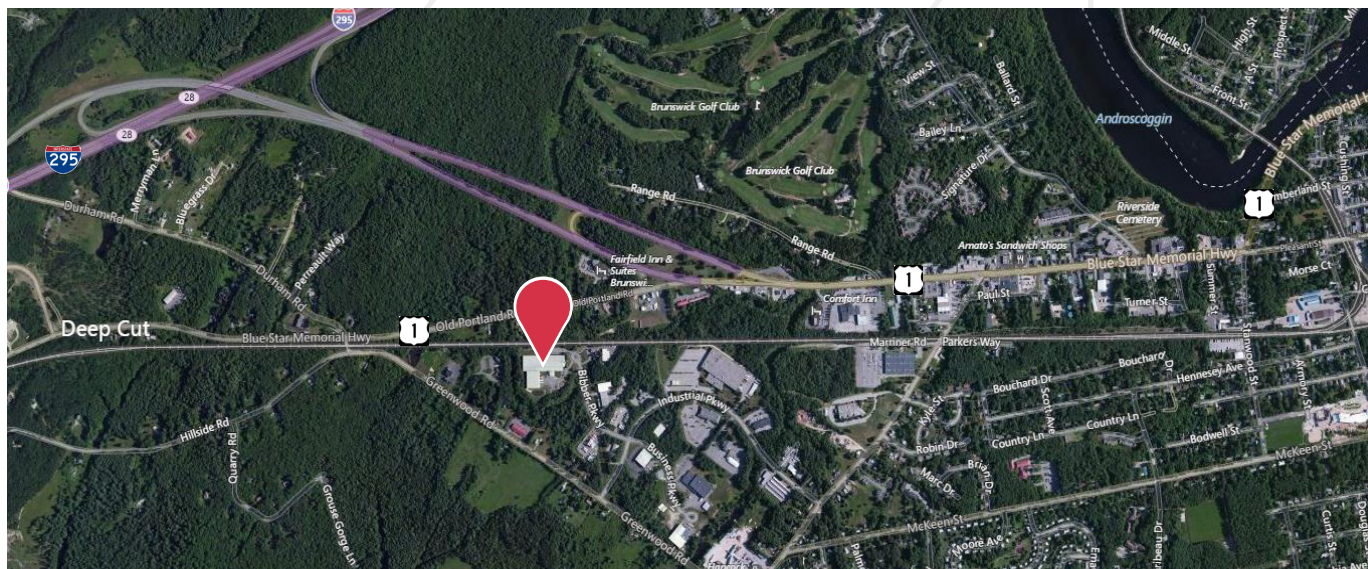
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Property Overview

Building Size	102,000± SF
Lot Size	7.78± acres
Assessor's Reference	Map 17, Lot 59
Deed Reference	Book 24324, Page 19
Zoning	Business and Industrial (I-2)
Real Estate Taxes	\$86,247.91 (2016-2017)
Available Space	11,500 - 37,150± SF
Building Age	2007
Building Construction	Metal framed
Roof	Metal
Floors	18" Concrete
Ceiling Height	24'
Loading Doors	One (1) drive-in door & two (2) loading docks
Lighting	Metal halide and fluorescent
Electrical	500 KVA, 1200 amp, 480 volt, 3-phase
Utilities	Municipal water and sewer, natural gas
HVAC	FHA throughout
Sprinkler System	Warehouse - dry system; Manufacturing - wet system
Bathrooms	One (1)

FOR LEASE: \$12.00/SF NNN

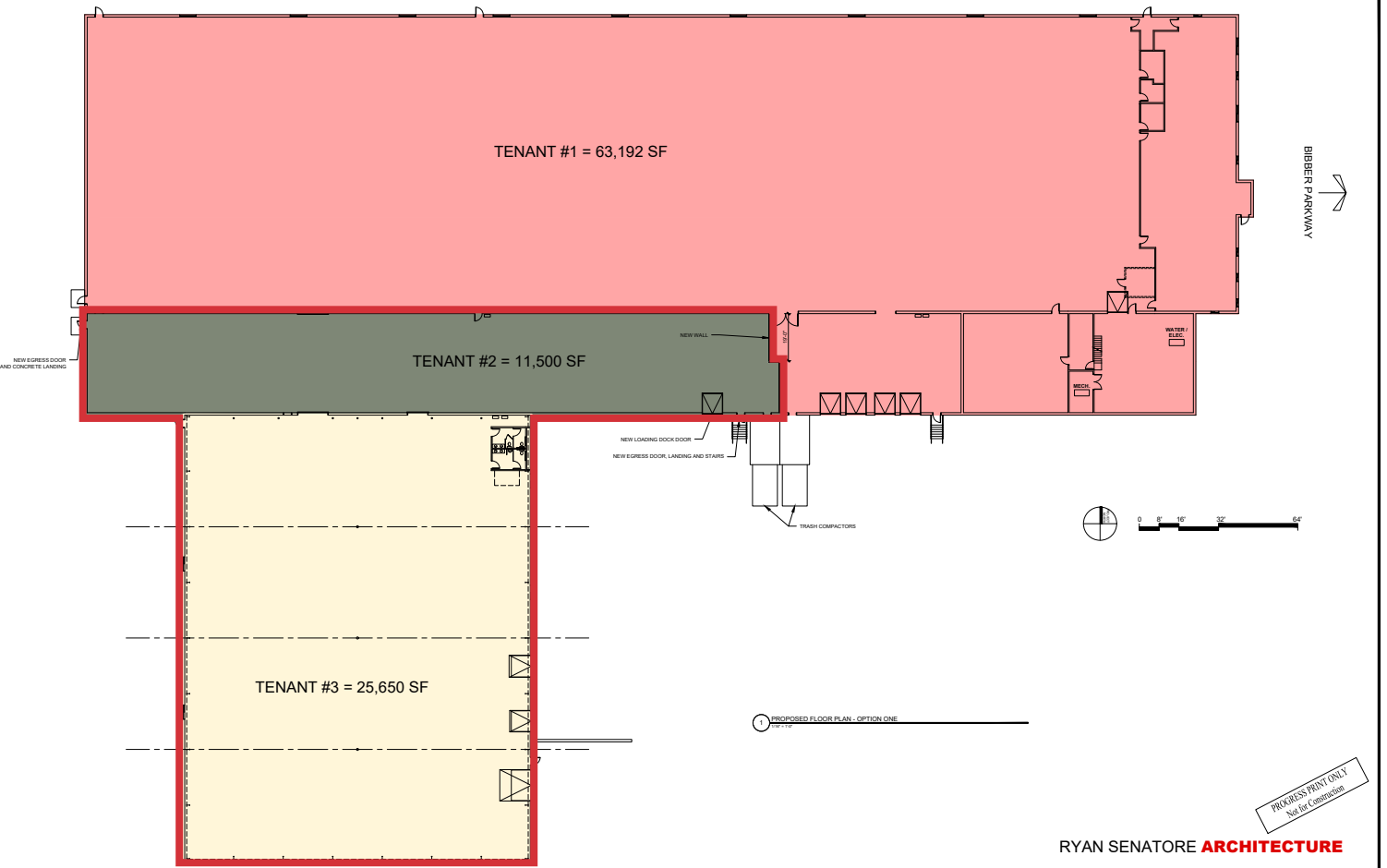


43 Bibber Parkway



43 BIBBER PARKWAY, BRUNSWICK MAINE

03-13-20



Potential Cultivation Layout



CULTIVATION AREA

ROOM	TYPE	AREA	STATUS	DATE
FLOWER 1	1900	ACTIVE	1/15/2024	
FLOWER 2	1900	ACTIVE	1/15/2024	
FLOWER 3	1900	ACTIVE	1/15/2024	
FLOWER 4	1900	ACTIVE	1/15/2024	
FLOWER 5	1900	ACTIVE	1/15/2024	
FLOWER 6	1650	ACTIVE	1/15/2024	
FLOWER 7	1650	ACTIVE	1/15/2024	
FLOWER 8	1650	ACTIVE	1/15/2024	
FLOWER 9	1650	ACTIVE	1/15/2024	
FLOWER 10	1650	ACTIVE	1/15/2024	

PROCESSING AREA

ROOM	TYPE	AREA	STATUS	DATE
PACKAGING	600	ACTIVE	1/15/2024	
PACKING	600	ACTIVE	1/15/2024	
SHIPPING	300	ACTIVE	1/15/2024	
MECH	130	ACTIVE	1/15/2024	
WALE	100	ACTIVE	1/15/2024	
N.I.C.	100	ACTIVE	1/15/2024	