

FOR LEASE

Office Suites

1,228±, 1,400± & 1,407± SF



51 US Route One, Scarborough

Property Highlights

- *Class A finished throughout building*
- *Abundant on-site parking*
- *Ideal Scarborough location*



Property Description

We are pleased to offer multiple Class A office spaces for lease in the multi-tenanted Nonesuch River Plaza located at 51 US Route One in Scarborough, Maine. The Plaza is ideally located with easy access to the Maine Turnpike/I-95, I-295, and the Portland International Jetport. Nonesuch River Plaza is situated across US Route One from Maine Medical Center's Scarborough campus.



Broker Contact

Chris Craig

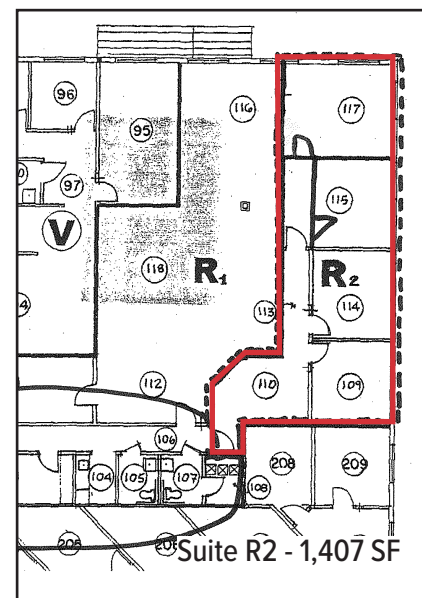
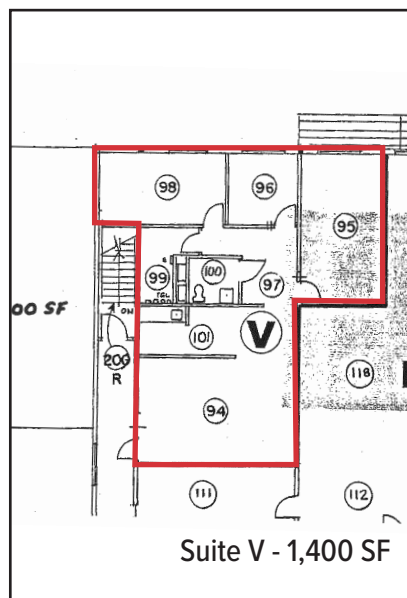
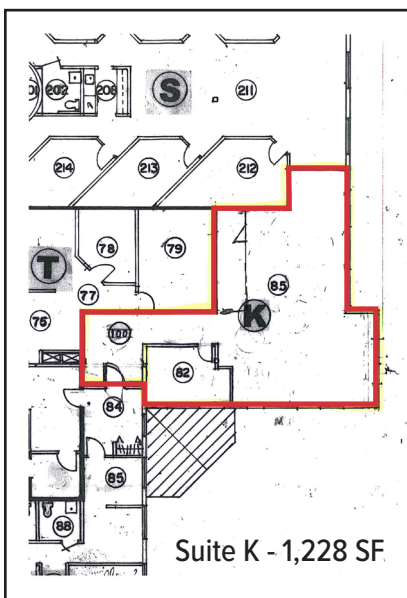
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Property Overview

Owner	Nonesuch River Plaza, LLC	
Assessor's Reference	Map R77, Lot 5	
Building Size	52,000± SF	
Lot Size	7.45± SF	
Available Space	Suite K :	1,228± SF
	Suite R-2 :	1,407± SF
	Suite V :	1,400± SF
Year Built	Completely renovated 2003	
Utilities	Municipal water and sewer	
HVAC	Gas with electric A/C	
Flooring	Mixture of carpet and tile	
Ceiling Height	10' - 12'±	
Lighting	Parabolic fixtures	
Bathrooms	Three (3)	
Sprinkler System	Yes	
Elevator	Yes - elevator to second floor units	
Accessibility	Handicap accessible with ADA access	
Signage	Available on building and pylon sign	
Parking	Ample, paved, on-site parking	
Zoning	Business Office Research (BOR)	

FOR LEASE : \$13.50/SF NNN - Estimated NNNs : \$5.40/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.