### For Lease Office/Medical Space 1,160± SF | \$14.50/SF NNN

# 7 Portland Farms Road

Scarborough, Maine

## **Property Highlights**

- Move-In Ready
- Ample On-Site Parking
- Efficient Floorplan
- Professionally Managed

## **Property Description**

We are pleased to offer an 1,160 SF office suite for lease at 7 Portland Farms Road in Scarborough. Located off Route One, the space is ideal for a small medical/office user. The property is located approximately 2 miles from Maine Turnpike/I-95 and I-295.



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#### 7 Portland Farms Rd

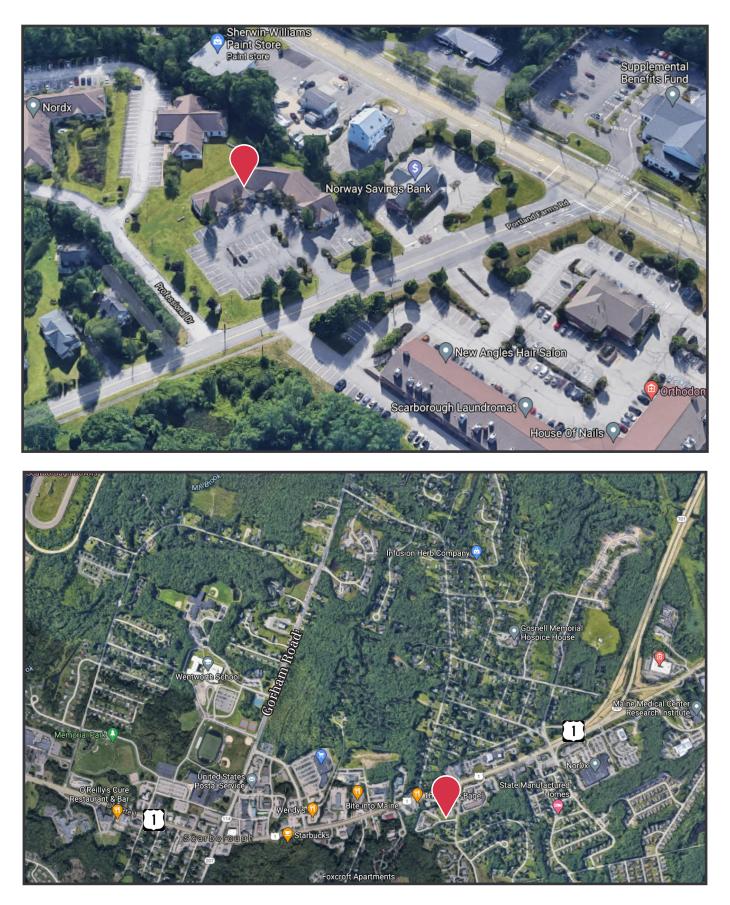
## **Property Overview**

Building Size	8,897± SF
Available Space	1,160± SF
Assessor's Reference	Map U045, Lot 13A
Zoning	TVC
Building Construction	Wood framed
HVAC	Gas-fired, forced hot air
Utilites	Municipal water and sewer
Sprinkler	Yes, full coverage wet system
Parking	Ample, on-site
Availability	Immediately
Miscellaneous	- Ample dry basement storage at no additional cost
	- Signage above suites entrance

#### FOR LEASE : \$14.50/SF NNN NNN Expenses: \$7.00/SF



#### 7 Portland Farms Rd



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.