

FOR LEASE

Office Space

Multiple Suites Available



75 Pearl Street, Portland

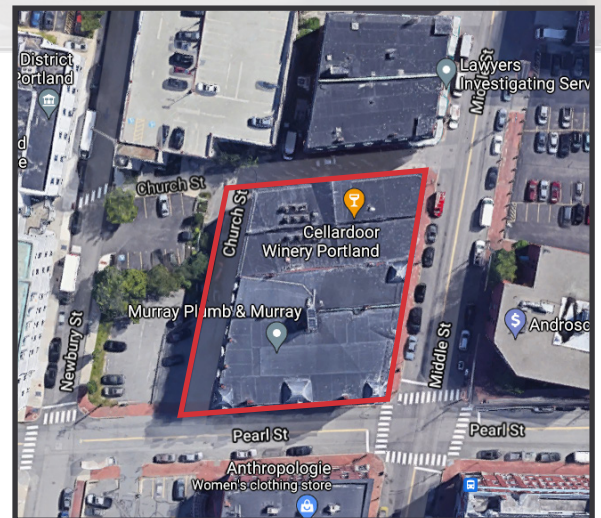
Google

Property Highlights

- Shared color copier/printer and conference rooms
- Possible shared reception on second floor
- Convenient Downtown Portland location on the corner of Middle and Pearl Street

Property Description

We are pleased to offer for lease efficient and well located office suites in the Historic Woodman Building. Excellent downtown location within walking distance to City Hall, Cumberland County Court House, The Old Port, and Financial District.



Broker Contact

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Property Overview

Owner	Woodman Building Associates, LLC
Space Available	Suite 204 - 584± SF Second Floor Office Space Suite 208 - 570± SF Second Floor Office Space Suite 209 - 624± SF Second Floor Office Space Suite 212 - 440± SF Second Floor Office Space Suite 400 - 1,307± SF Fourth Floor Office Space Suite 410 - 1,184± SF Fourth Floor Office Space Suite 420 - 990± SF Fourth Floor Office Space
Zoning	Downtown Business (B-3)
Assessor's Reference	Map 28, Lots 502A, 502B, 503A, 503B, 504A, 504B
Year Built	1900
Utilities	Included in monthly rent. Internet is not included in monthly rent.
Parking	Street
Elevator	Two (2)
Miscellaneous	- All tenants have access to color copier/printer and shared conference rooms - 2nd floor tenants have the option of connecting to phone system to utilize on-site receptionist

Suite 204

Suite Size	584± SF
Lease Rate	\$1,215/month
Suite Notes	Tenant responsible for phone and internet



Suite 208

Suite Size	570± SF
Lease Rate	\$1,190/month
Suite Notes	Tenant responsible for phone and internet



Suite 209

Suite Size	624± Sf
Lease Rate	\$1,300/month Gross
Suite Notes	Tenant responsible for phone and internet




Suite 212

Suite Size	440± SF
Lease Rate	\$1,200/month Gross
Suite Notes	Tenant responsible for phone and internet


Suite 400

Suite Size	1,307± SF
Lease Rate	\$2,400/month Gross
Suite Notes	Tenant responsible for phone and internet

Suite 410

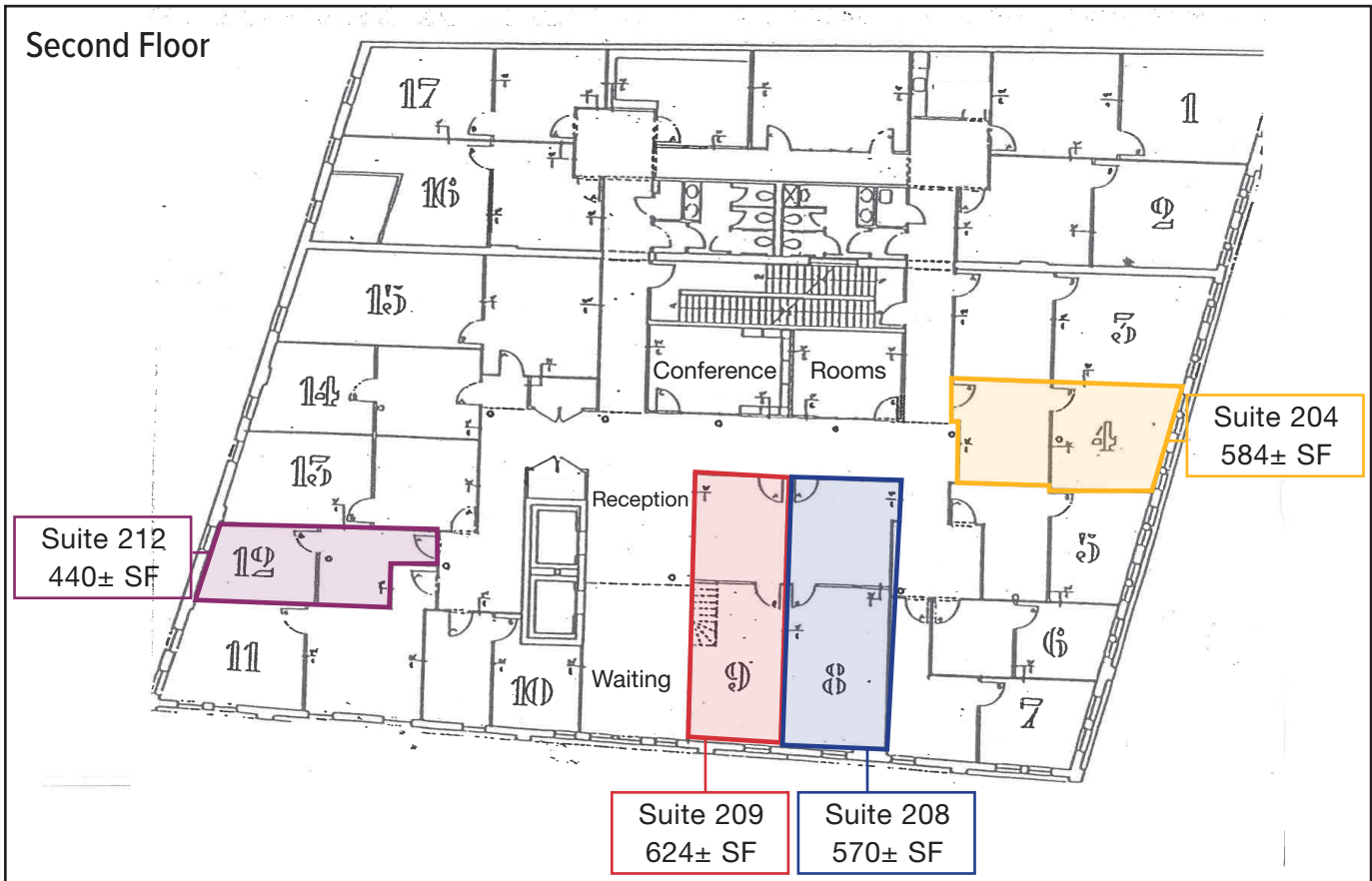
Suite Size	Suite 410A - 417± SF - \$550/month	
	Suite 410B - 417± SF - \$350/month	
	<u>Suite 410C - 350± SF - \$410/month</u>	
Total	- 1,184± SF	
Suite Notes	Tenant responsible for phone and internet	

Suite 420

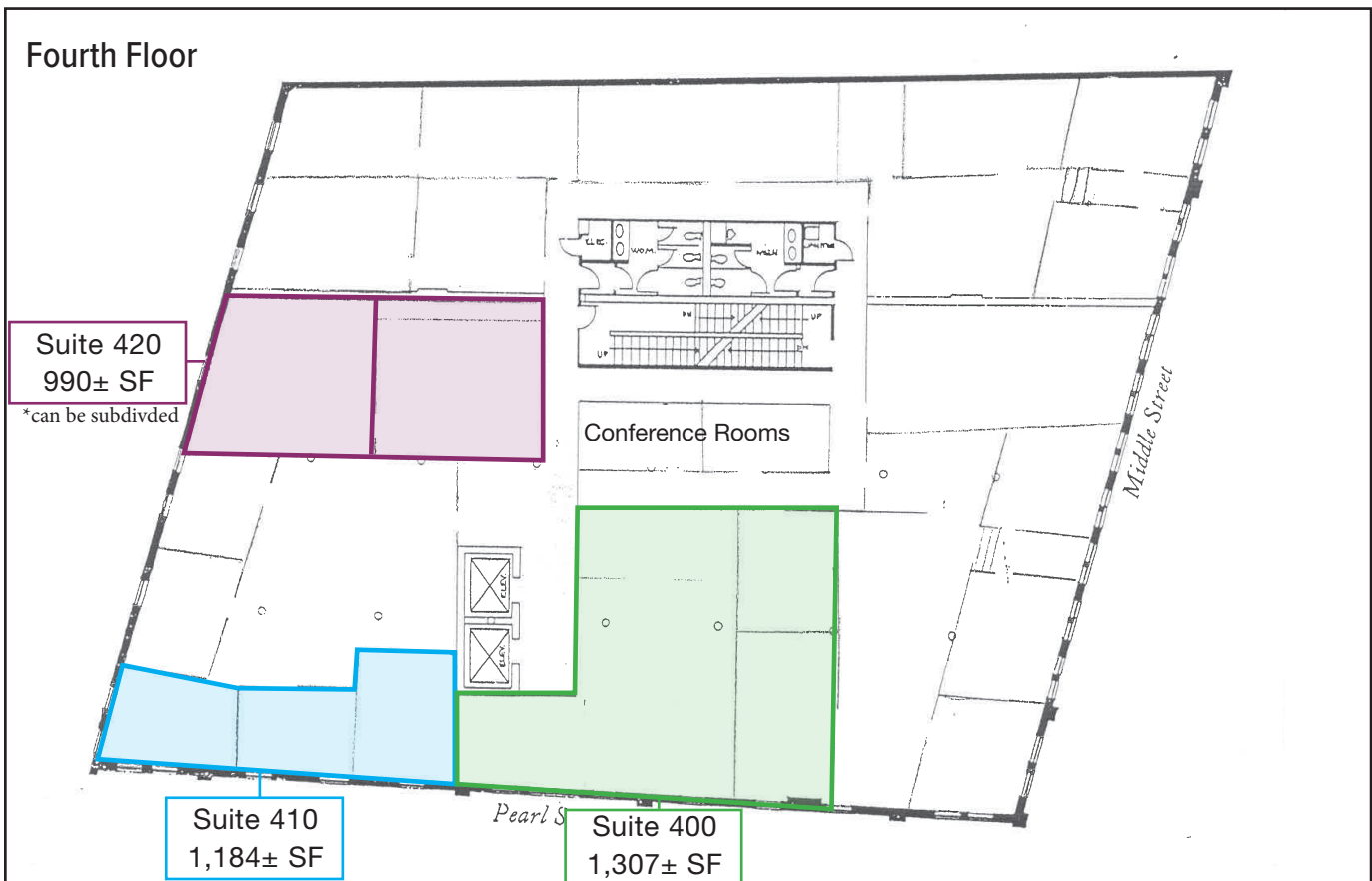
Suite Size	990± SF	
Lease Rate	\$1,650/month MG	
Suite Notes	Tenant responsible for phone and internet	

Floor Plans

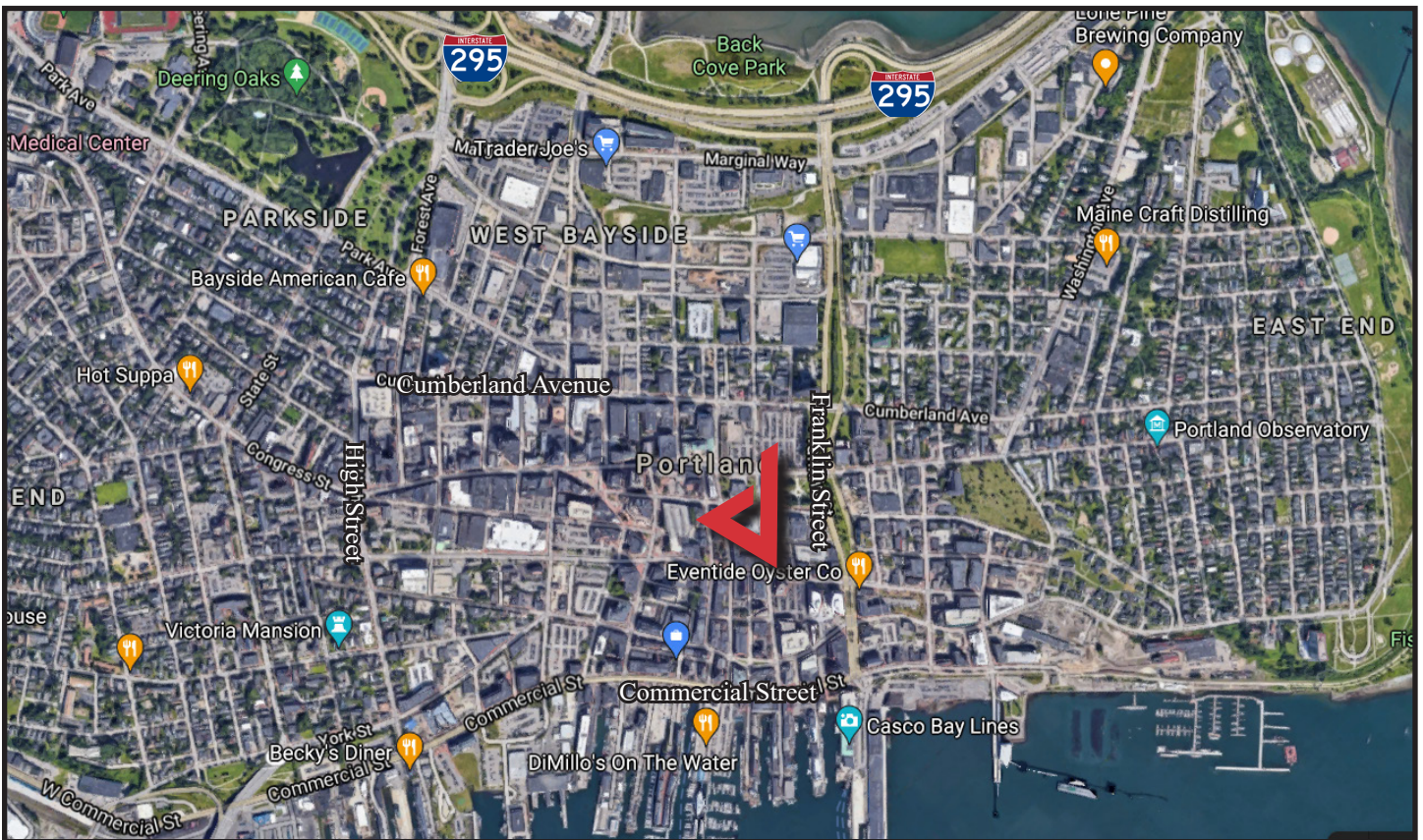
Second Floor



Fourth Floor



75 Pearl Street



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.