

For Lease
Industrial Building
\$13.00/SF MG

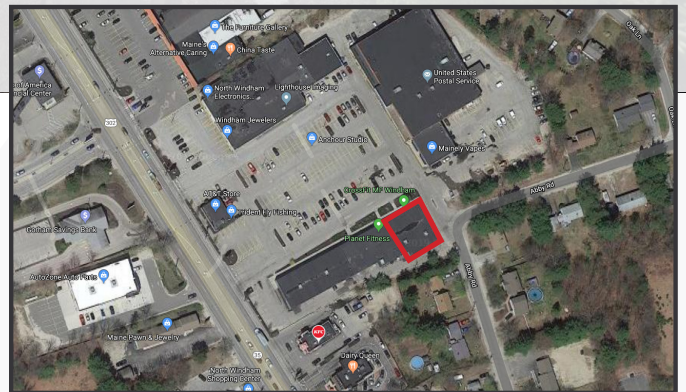


759 Roosevelt Trail

Windham, ME 04062

Property Highlights

- Ideal for Retail or Office use
- Excellent visibility
- Ample on-site Parking
- Average Daily Traffic: 22,170



Property Description

We are pleased to offer for lease 3,037±SF of flexible retail space in the center of North Windham's retail district. Join Planet Fitness in this excellent, accessible plaza!

Broker Contact

Sam LeGeyt

Frank O'Connor, CCIM, SIOR

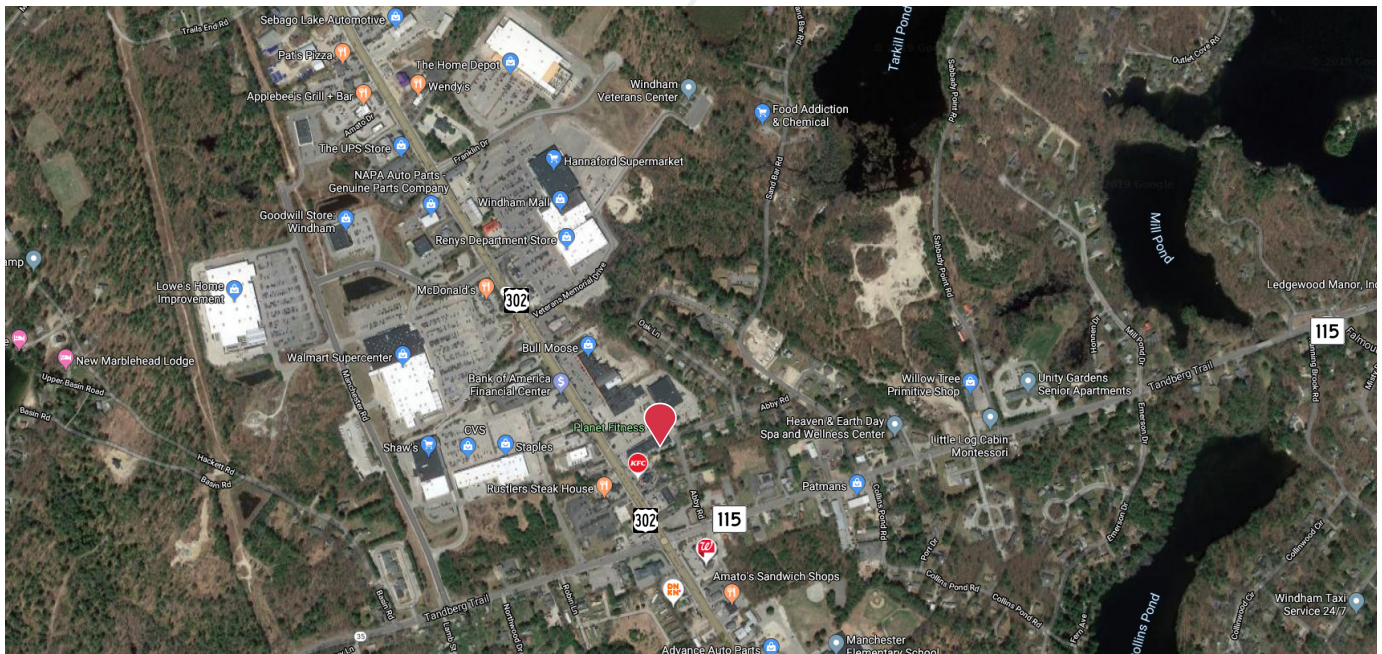
207.773.7100

sam@dunham-group.com

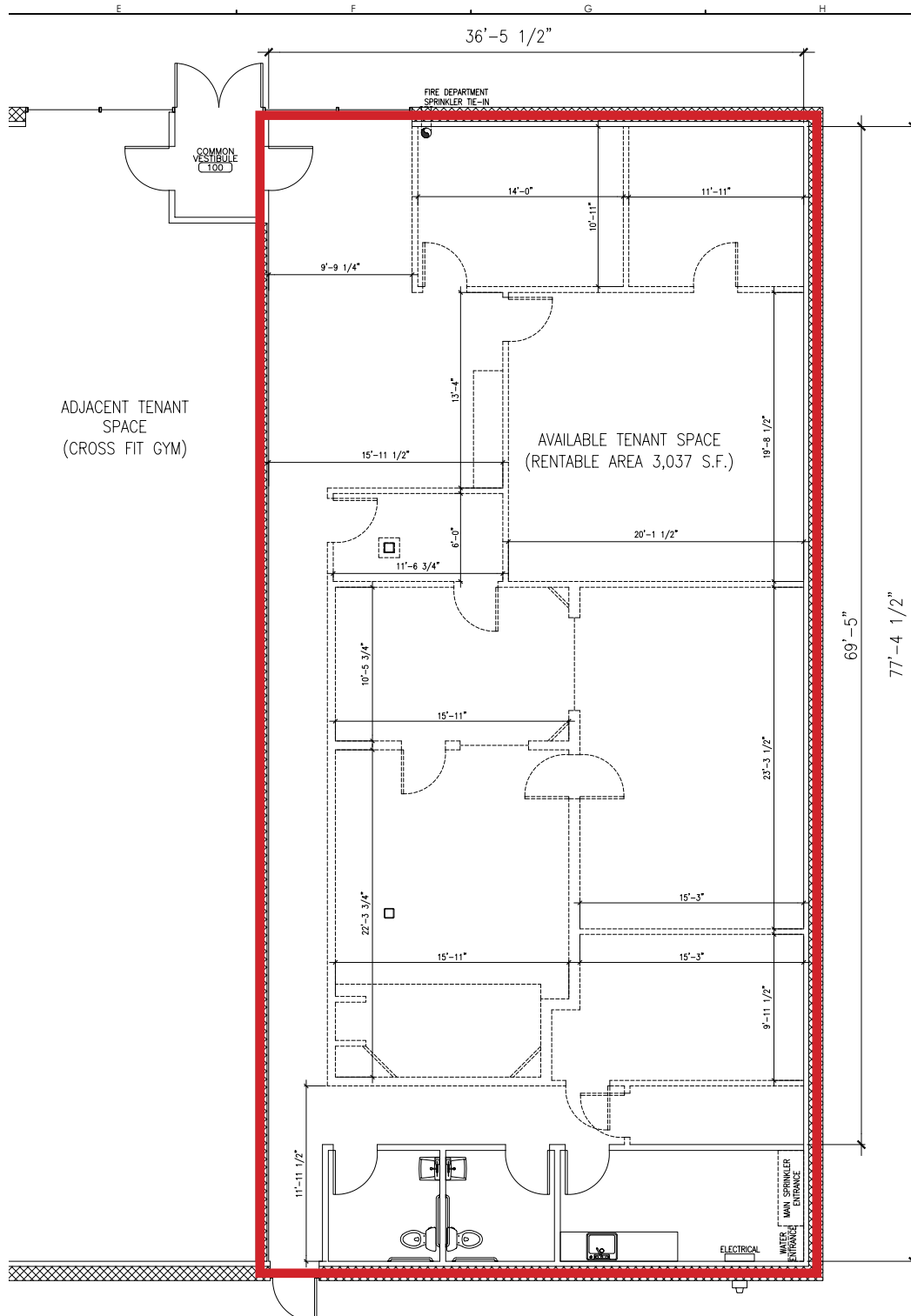
foconnor@dunham-group.com

Property Overview

Owner	PF Windham, LLC.
Building Size	3,037± SF
Assessor's Reference	Map 67, Lot 47
Deed Reference	Book 33737, Page 0185
Taxes	\$32,208 (Entire building)
Zoning	C1 - Commerical 1
Available Space	3,037± SF
Building Age	1986
Building Construction	Concrete
Roof	Flat, tar and gravel
Foundation	Concrete floors
HVAC	Natural Gas, forced air-duct, central AC
Heat and Electric	Tenants responsibility
Ceiling Height	16'
Available	Immediately



LEASE PRICE: \$13.00/SF MG



CWS ARCHITECTS
 ARCHITECTURE | INTERIOR DESIGN
 264 US Route One, Suite 100-2A
 Scarborough, ME 04074
 OFFICE: 207.774.4441 CWSARCH.COM

DESIGNER
 CWS ARCHITECTS
 ARCHITECTURE | INTERIOR DESIGN
 264 US ROUTE ONE
 SUITE 100-2A
 SCARBOROUGH, MAINE 04074
 WWW.CWSARCH.COM

OWNER
 PF WINDHAM LLC
 71 SAWYER ROAD
 WESTBROOK, ME 04092

PROJECT
 UNIT #301 SHELL PLAN
 759 ROOSEVELT TRAIL, 0401
 WINDHAM, MAINE 04092

DRAWING
 EXISTING CONDITIONS
 PLANS
 CWS PROJECT NUMBER:

REVISIONS	DATE	DESCRIPTION

DRAWING NUMBER
A1.11

E5 EXISTING CONDITIONS PLAN
 REFERENCED FROM: SCALE: 1/4" = 1'-0"

SCALE: AS NOTED
 DATE: APRIL 25, 2019

ISSUED FOR PLANNING PURPOSES