

# FOR LEASE

## Industrial/Flex Space

3,819± SF | \$13.00/SF Gross



## 80 Bell Street, Portland

### Property Highlights

- *Convenient Portland location*
- *On-site parking*
- *Flexible zone allows for various users*



### Property Description

We are pleased to offer this 3,819± SF industrial/flex suite for lease, located at 80 Bell Street in Portland. The space is suitable for a wide range of industrial and flex uses and includes garage space with a 12'h x 10'w drive-in-door, as well as finished office space with Heat/AC.

Bryan Plourde | [bryan@dunhamgroup.com](mailto:bryan@dunhamgroup.com)  
Frank O'Connor, CCIM, SIOR | [frank@dunhamgroup.com](mailto:frank@dunhamgroup.com)  
207.773.7100 | [dunhamgroup.com](http://dunhamgroup.com)





## Property Overview

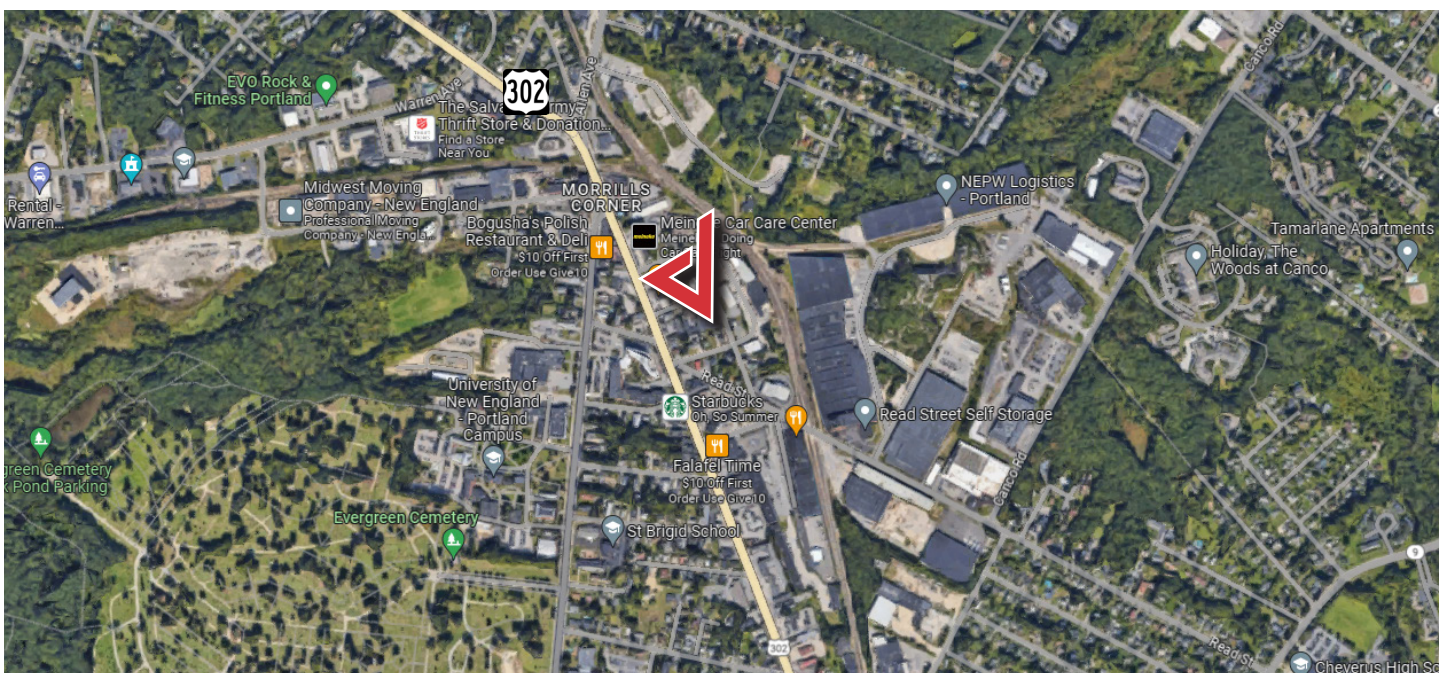
Owner	Frank & Beans, LLC
Building Size	18,623± SF
Lot Size	1.325± acres
Available Space	3,819± SF
Space Breakdown	Garage/workshop and supporting office and storage space
Zoning	B2 - Business Community
Assessor's Reference	Map 150, Black C, Lot 9
Deed Reference	Book 35996, Page 220
Building Construction	Wood
Flooring	Concrete
Utilities	Public water and sewer
Drive-in OHDs	One, 12'h x 10'w
HVAC	Office heated/AC
Sprinkler System	Yes
Bathrooms	2
Parking	Ample, on-site

**FOR LEASE : \$13.00/SF GROSS**





# 80 Bell 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.