

For Lease  
**Office Building**  
3,765 SF | \$13.95/SF NNN



## Class A Office Space

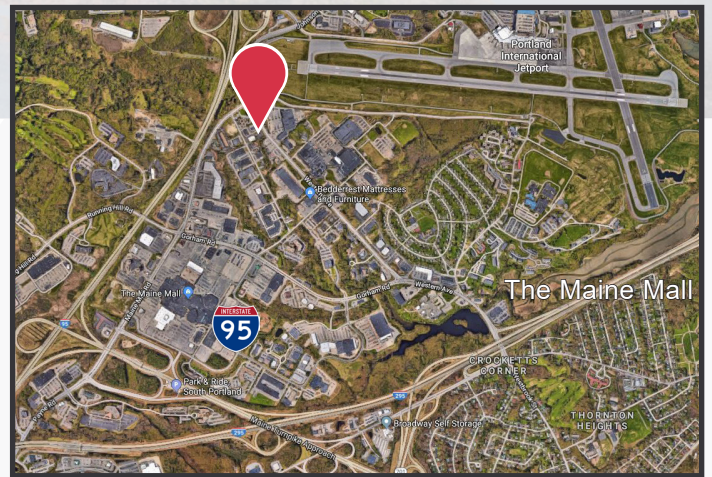
82 Running Hill Road  
South Portland, Maine

### Property Highlights

- Build-to-suit
- Open Flexible Layouts
- Signage on Running Hill Road

### Property Description

We are pleased to offer 3,765 SF for lease at 82 Running Hill Road in South Portland. 82 Running Hill Road is one of South Portland's premier Class A office buildings. The building's central location, ease of access, visibility, and many amenities set this property apart from others in the area. Join ON Semiconductor, Dead River Company, HNTB, and Federal Aviation Administration.



### Broker Contact

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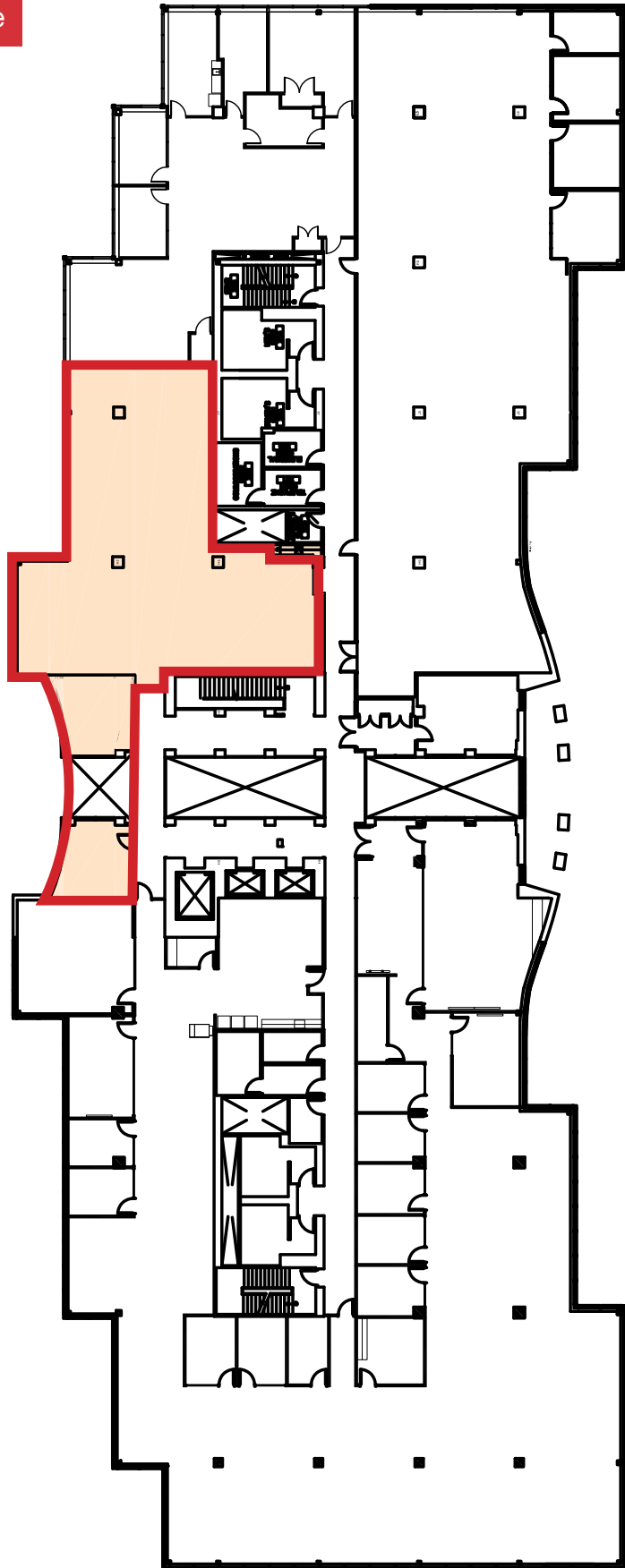
82 Running Hill Rd

## Property Overview

Building Size	116,600± SF
Lot Size	12.37± acres
Available Space	2nd Floor - 3,765± SF
Space Description	Open floor plan
Build-to-Suit	Owner will build-to-suit based on a tenant's specific needs
Number of Stories	Four (4)
HVAC	Central HVAC, Natural gas fired heating units
Utilities	Municipal water and sewer, natural gas, telephone & electric
Sprinkler System	Yes, full coverage wet system
Elevators	Three (3) passenger elevators
Parking	Ample on-site
Tenants	ON Semiconductor, Dead River Company, Federal Aviation Administration
Miscellaneous	<ul style="list-style-type: none"><li>• Class A finishes throughout</li><li>• Attractive lobby with meeting areas</li><li>• Professionally managed with 24/7 Security cameras</li><li>• Easy access to all Maine Mall amenities including shopping, lodging, food, services &amp; The Portland International Jetport</li><li>• Located close to I-295 and Maine Turnpike/I-95</li></ul>

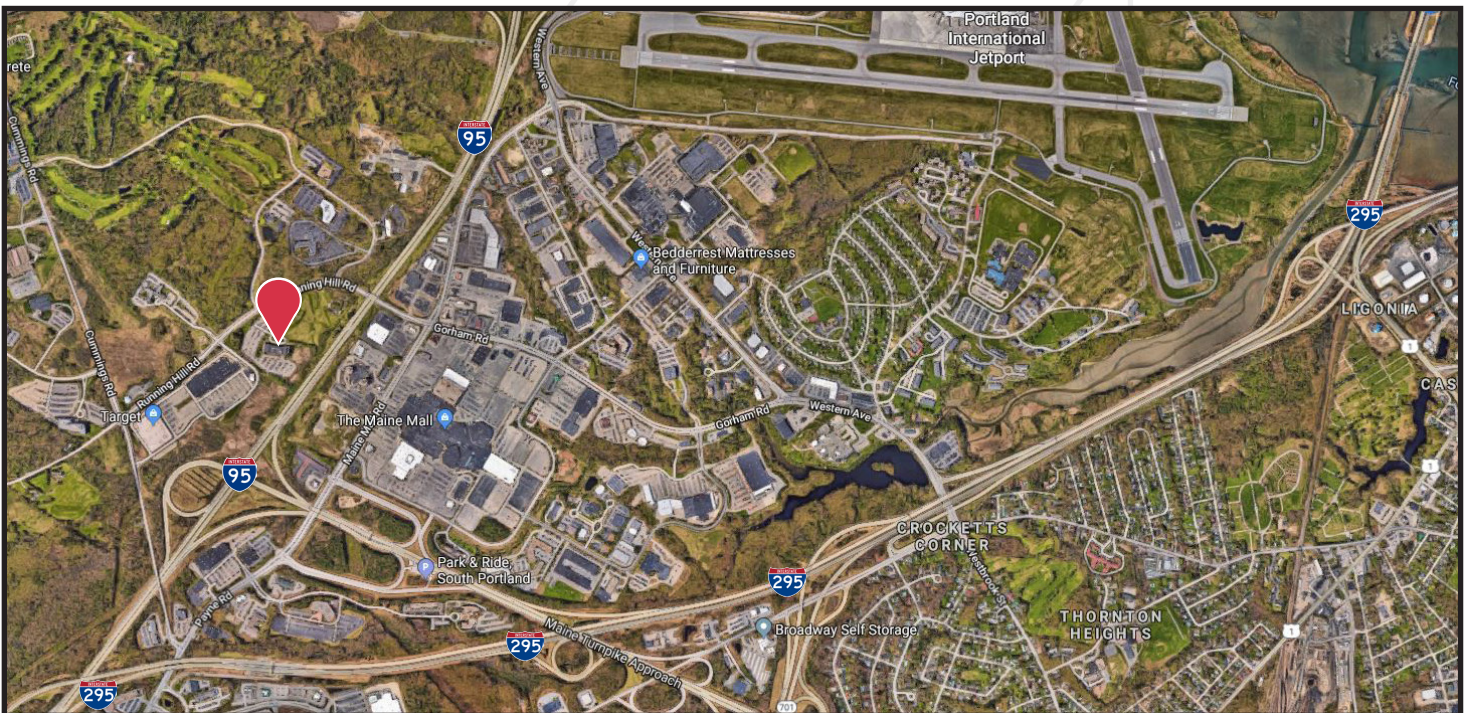
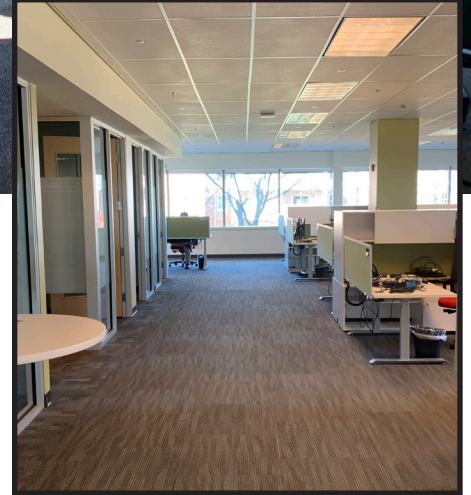
FOR LEASE : \$13.95/SF NNN

3,765± SF  
2nd Floor Office





# 82 Running Hill 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.