

FOR LEASE

Office Space

10,233 - 40,365± SF | \$12.50/SF NNN



Two Stonewood Drive, Freeport

Property Highlights

- Located conveniently between I-295, Exits 17 & 20
- 17± minute drive from Downtown Portland
- All rooftop HVAC units are less than 5-years old
- Efficient common area space and elevator access to all 3 floors
- Direct access to Bliss Woods Trail System (Freeport Conservation Trust)



Property Description

We are pleased to offer 40,365± SF for lease at this meticulously maintained, Class A, multi-tenanted office campus in South Freeport, Maine. Two Stonewood Drive offers amenity rich, cost-effective space with easy access to Greater Portland, the Midcoast, and Central Maine Markets. Join the likes of Maine Beer Company, Mast Landing, and L.L. Bean in business-friendly Freeport.

Property Overview

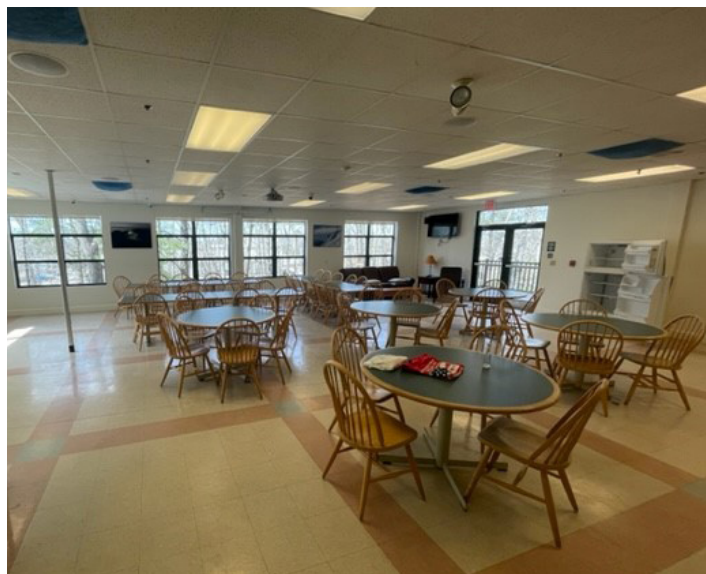
Owner	Two Stonewood, LLC	
Building Size	58,050± SF	
Available Space	10,233 - 40,365± SF	
Space Breakdown	Lower Level	1,099± SF
	First Floor	10,233± SF
	Second Floor	24,558± SF
Assessor's Reference	Map 23, Block 70, Lot B	
Year Built	1995, renovated 2007 & 2018	
Building Construction	Steel frame & wood siding	
Bathrooms	Multiple per floor, in common	
Accessibility	Elevators - ADA accessible	

FOR LEASE : \$12.50/SF NNN
Estimated NNNS : \$5.27/SF (heat & electric included)

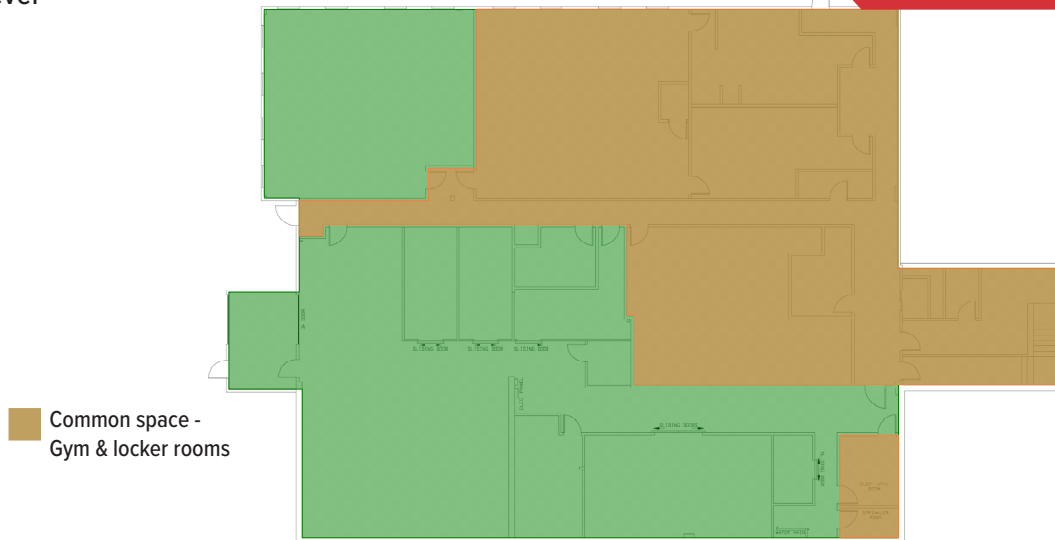


On-site Amenities

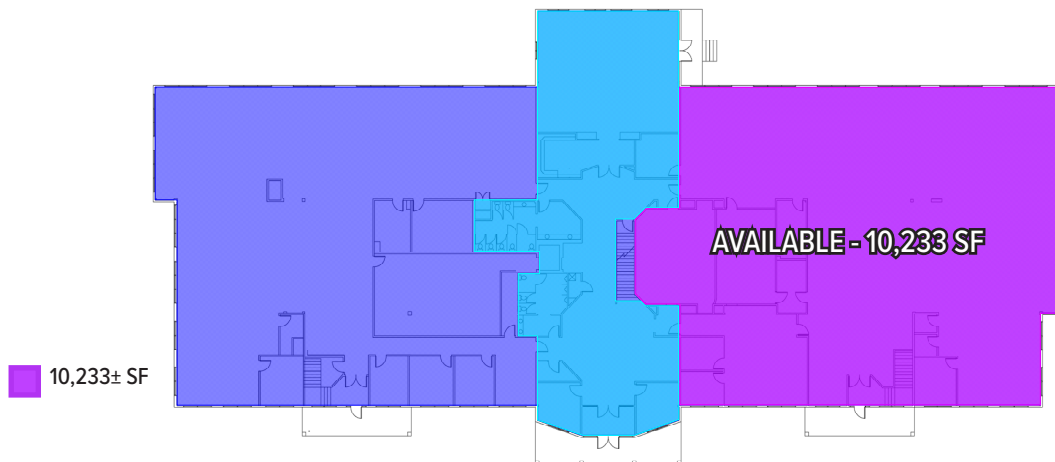
- Cafeteria
- Fitness Facility
- Locker Rooms



Lower Level



First Floor



Second Floor

