



## WATERFRONT PAD SITE

# FOR LEASE

UNION WHARF  
(SOUTHWEST BERTH & LAYDOWN)  
PORTLAND, ME 04101

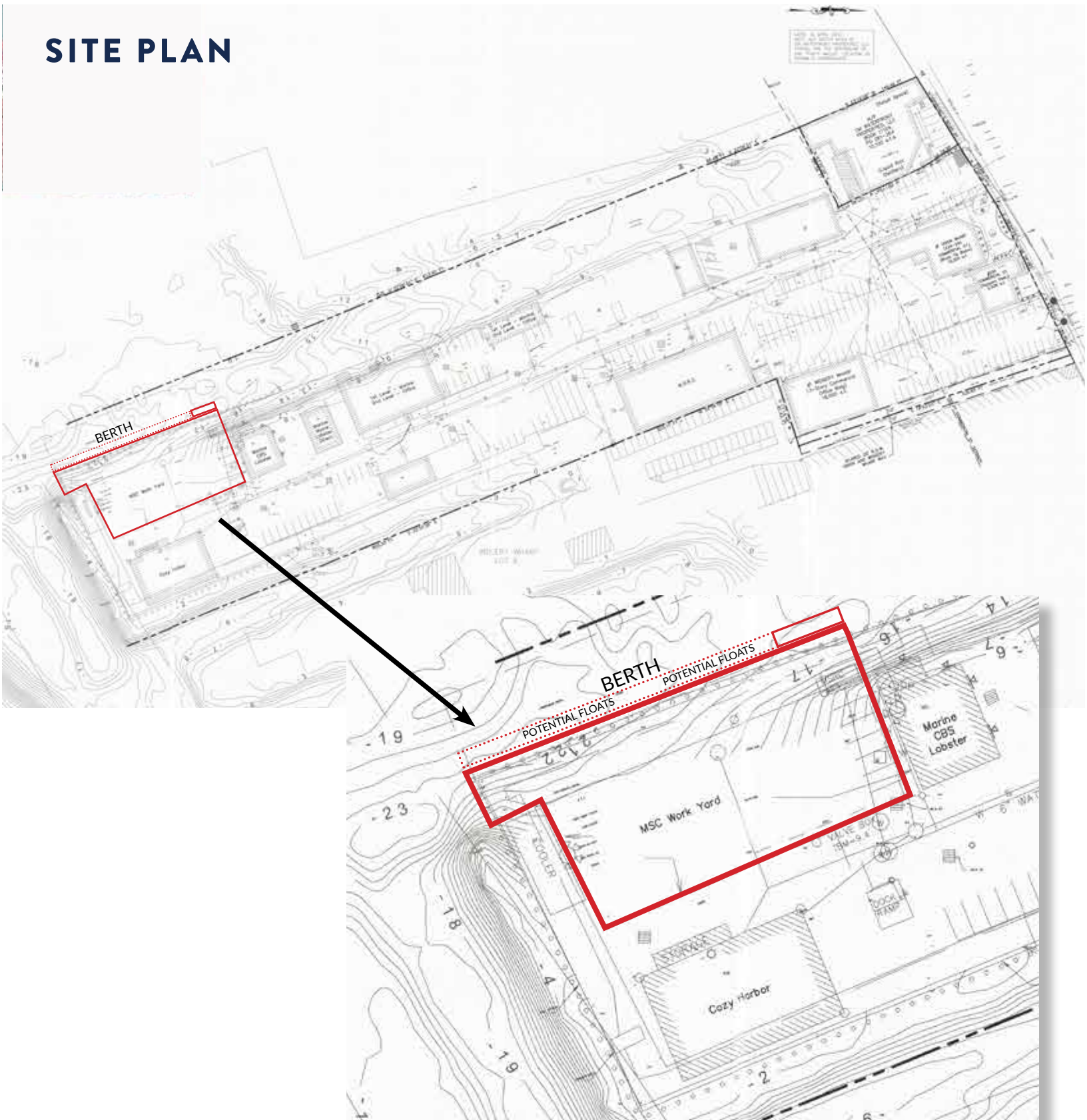
### PROPERTY HIGHLIGHTS

- 230' deep-water berth (17' depth) with immediate access to the Portland Harbor channel.
- Rebuilt in 2017.
- Commercial berthing facility with 16,000± SF of laydown area.
- Lease Rate: \$17,000/Month NNN

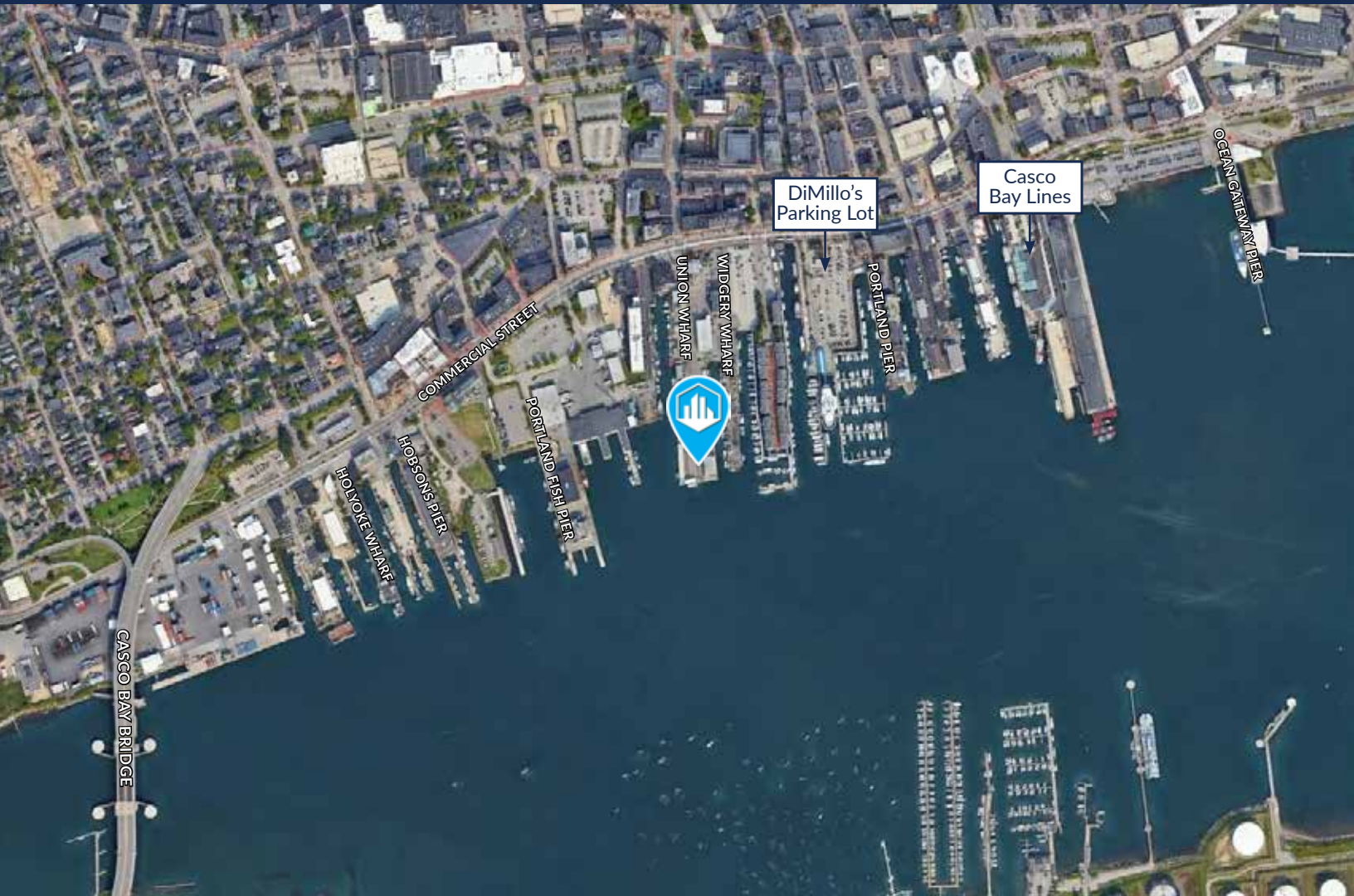
## PROPERTY DETAILS

<b>OWNER</b>	Union Wharf, LLC
<b>ASSESSORS REF.</b>	Map 31 Block 35 Lot 1
<b>AVAILABLE SPACE</b>	16,000± SF laydown with 230' berth (17' depth)
<b>LAYOUT</b>	Open laydown space with deepwater berth on the west side, immediate access to the ship channel, and extraordinary view of harbor activity.
<b>ZONING</b>	WCZ – Waterfront Central Zone
<b>UTILITIES</b>	400 amp/480 volt & 3-phase power. Potable water service.
<b>EMPLOYEE PARKING</b>	Available on-site at market rate
<b>EMPLOYEE PARKING RATE</b>	\$150/Month
<b>LEASE RATE</b>	\$17,000/Month NNN
<b>AVAILABLE</b>	Immediately
<b>AREA BUSINESSES</b>	Union Wharf Market, Browne Trading, Archetype Architects, Get Maine Lobster, Maine Lobster Direct, Moran Shipping, Determination Marine, MSRC, Sawyer & Whitten Marine Electronics, etc.

## SITE PLAN



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## CONTACT US



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