

# FOR LEASE | OFFICE SPACE

115 WATER ST, UNIT 2, HALLOWELL, ME



## PROPERTY OVERVIEW

### DOWNTOWN OFFICE SPACE

Spacious 2,337 square foot, 3rd floor office space for lease in downtown Hallowell at \$2,000 per month.

7 spacious individual office suites with an open center ideal for collaborative/ open concept work space.

Located within a 5 minute drive to Maine's capital in Augusta and within walking distance to many restaurants, cafes, etc.



**MAINE REALTY ADVISORS**  
MaineRealtyAdvisors.com  
16 Casco Street  
Portland, ME 04101

Contact Charlie Hippler  
(207) 530-2708  
Charlie@MaineRealtyAdvisors.com

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## PROPERTY DETAILS

LEASE RATE \$2,000 (Monthly)

LEASE TYPE Gross Lease

SQ. FOOTAGE 2,337 ± SF

CLASS OF SPACE B

FLOOR 3

PARKING On-Site

SUBTYPES Mixed Use, Office

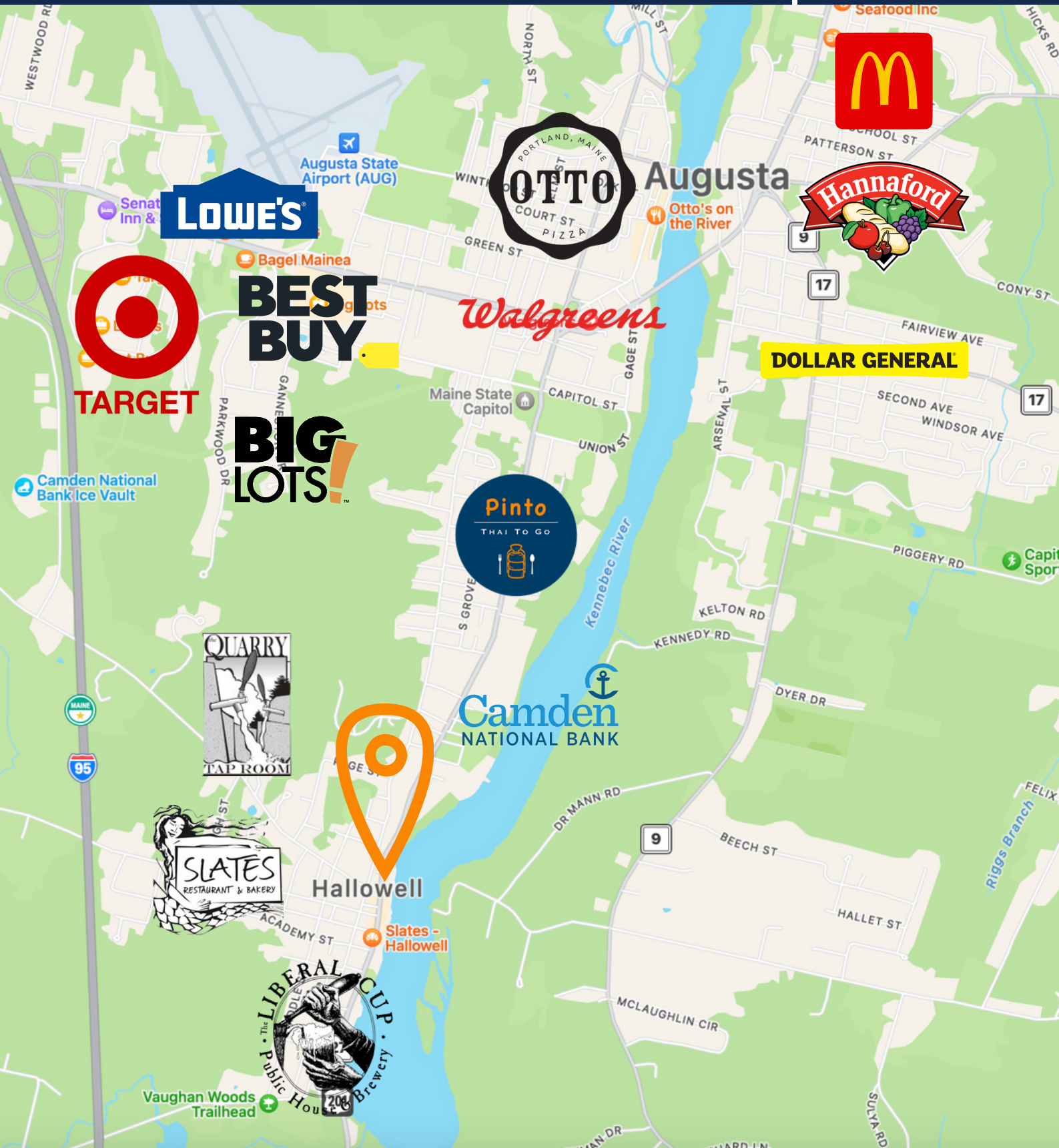


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## KENNEBEC COUNTY DEMOGRAPHICS

<b>POPULATION</b>	125.5k
<b>MEDIAN AGE</b>	40.7
<b>MALE</b>	49.1%
<b>FEMALE</b>	50.9%
<b>MEDIAN HOUSEHOLD INCOME</b>	\$62.1k
<b>MEDIAN PROPERTY VALUE</b>	\$198.3k
<b>BACHELOR DEGREE OR HIGHER</b>	29.9%



**Ben Spencer**  
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