

# FOR LEASE



## DOWNTOWN OFFICE SPACE 565 CONGRESS STREET PORTLAND, ME 04101

### PROPERTY HIGHLIGHTS

- Office suites available ranging in size from 365± SF to 1,545± SF
- Centrally located in Downtown Portland in the heart of the financial/arts district
- This historic building offers high ceilings, period details throughout, and large windows overlooking Congress Street.
- Lobby renovations underway, including new flooring, lighting, and updated elevator
- Possible on-site parking available in landlord-owned lot at market rates



THE BOULOS  
COMPANY

# FOR LEASE | DOWNTOWN OFFICE SPACE

565 CONGRESS STREET, PORTLAND, ME 04101



## PROPERTY DETAILS

<b>BUILDING SIZE</b>	54,544± SF (office/retail)
<b>MAP / LOT</b>	037-A-38
<b>ZONING</b>	B3
<b>AMENITIES</b>	Common conference room
<b>ELEVATOR</b>	Yes
<b>HVAC</b>	Forced hot air; central A/C
<b>UTILITIES</b>	Municipal water/sewer
<b>PARKING</b>	Possible on-site parking available in Landlord-owned lot at market rates.



## AVAILABLE SUITES

SUITE	SIZE (SF)	LEASE RATE	UTILITIES
202	530± SF	\$850/mo. MG	Plus electric
206B*	1,025± SF	\$1,200/mo. MG	Plus electric
*Offered for sublease - see broker for details.			
207	365± SF	\$548/mo. MG	Plus electric
301-303	1,545± SF	\$18.00/SF MG	Plus electric
310	580± SF	\$825/mo. MG	Plus electric

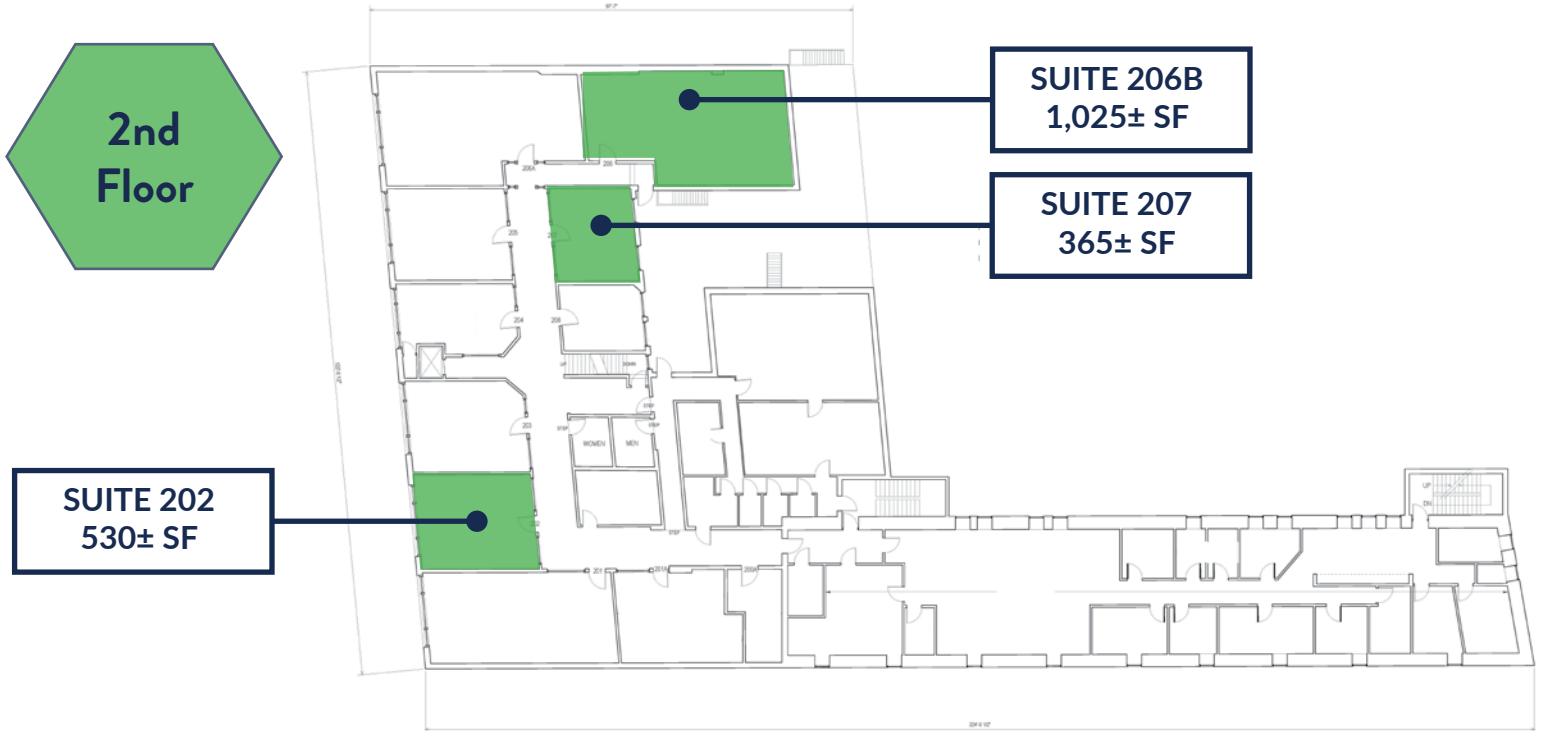


# FOR LEASE | DOWNTOWN OFFICE SPACE

565 CONGRESS STREET, PORTLAND, ME 04101

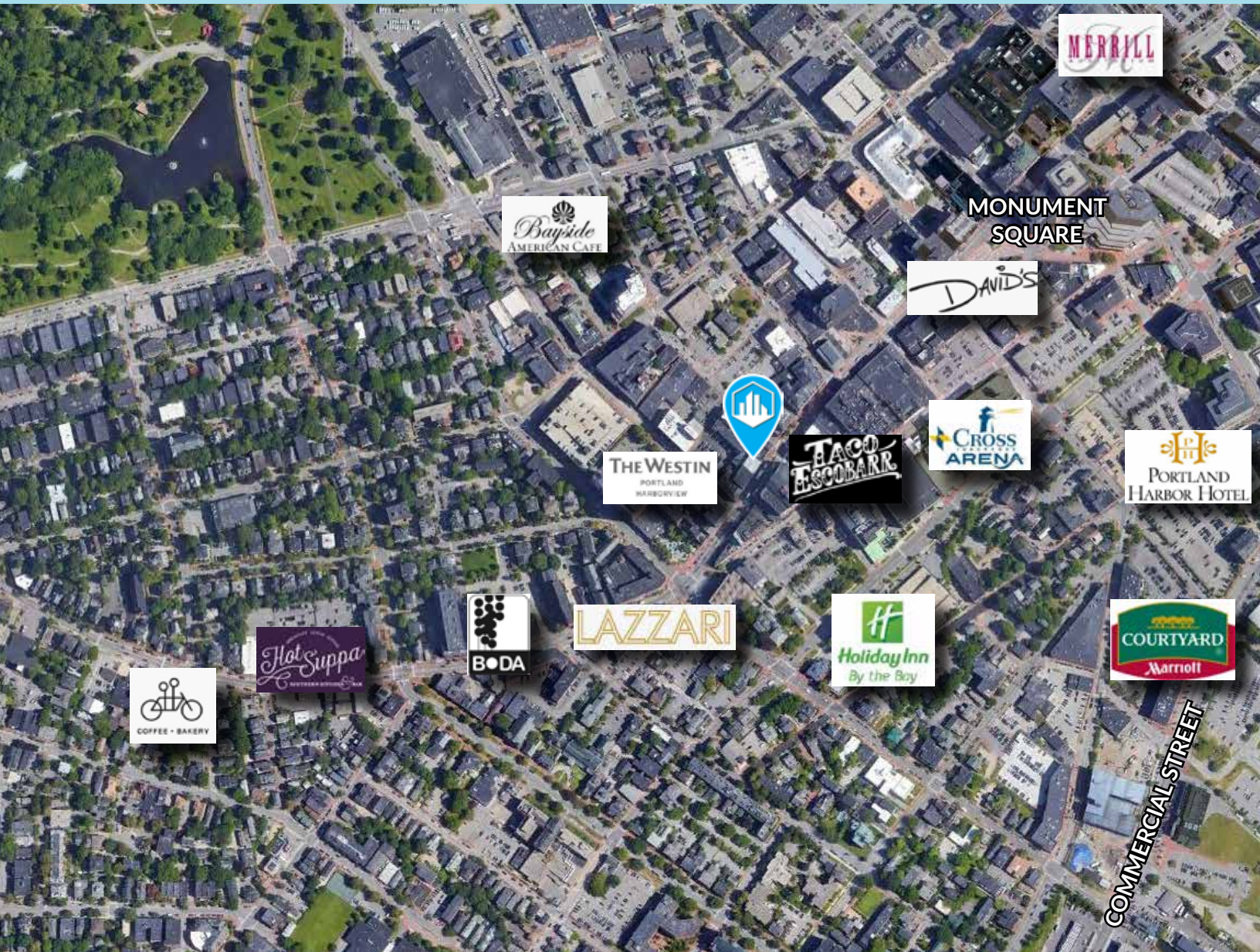


## FLOOR PLANS



# FOR LEASE | DOWNTOWN OFFICE SPACE

565 CONGRESS STREET, PORTLAND, ME 04101



## CONTACT US



**NATE STEVENS**  
MANAGING PARTNER,  
DESIGNATED BROKER  
+1 207.553.1702 D  
+1 207.272.2385 C  
[NSTEVENS@BOULOS.COM](mailto:NSTEVENS@BOULOS.COM)



**SAMANTHA MARINKO**  
BROKER  
+1 207.553.1723 D  
+1 908.433.5049 C  
[SMARINKO@BOULOS.COM](mailto:SMARINKO@BOULOS.COM)

©2025 The Boulos Company, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. The Boulos Company and The Boulos Company logo are service marks of The Boulos Company, Inc. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.