

FOR LEASE | OFFICE SPACE

15 FRANKLIN STREET, UNITS 2B & 3, PORTLAND, ME 04101



PROPERTY HIGHLIGHTS

- 4,536 – 13,492± SF of high-quality brick and beam office space available for lease
- Premier downtown Portland location along Franklin Street, providing easy access from I-295 North & South
- On-site parking available in Landlord owned surface lot

Lease Rate: \$19.75/SF NNN



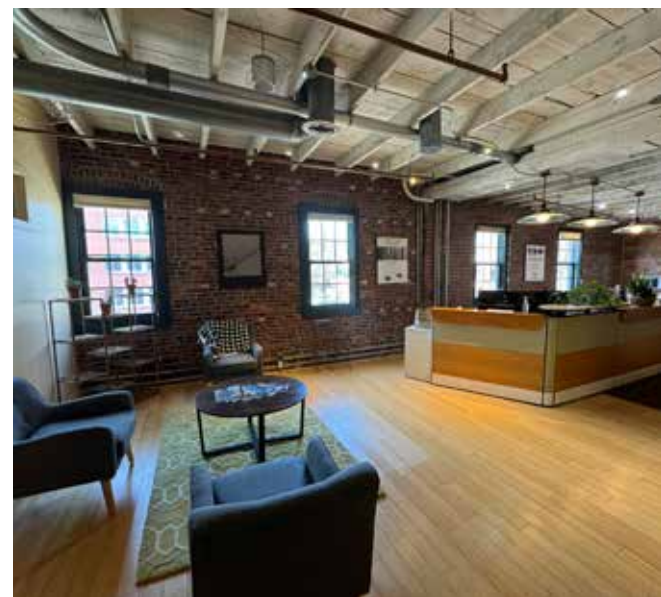
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PROPERTY DETAILS

LANDLORD	A & M PARTNERS, INC
BUILDING SIZE	35,178± SF
AVAILABLE SPACE	Suite 2B: 4,536± SF Suite 3: 8,956± SF (including loft area) Combined: 13,492± SF
DATE AVAILABLE	February 1, 2027
ZONING	IS-FBC (India Street Form-Based Code)
YEAR BUILT	1900
NUMBER OF STORIES	Three (3)
HEATING /COOLING	Gas fired forced hot air, Central AC
UTILITIES	Municipal water and sewer
INTERIOR OFFICE SPECS	Brick & Beam private offices and open concept
SPRINKLERS	Dry system
PARKING	On-site parking in Landlord owned surface lot
BUILDING TENANTS	Consigli Construction and MaineBiz
NNN EXPENSES	\$5.95/SF
LEASE RATE	\$19.75/SF NNN



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2nd & 3rd Floor
13,492± SF

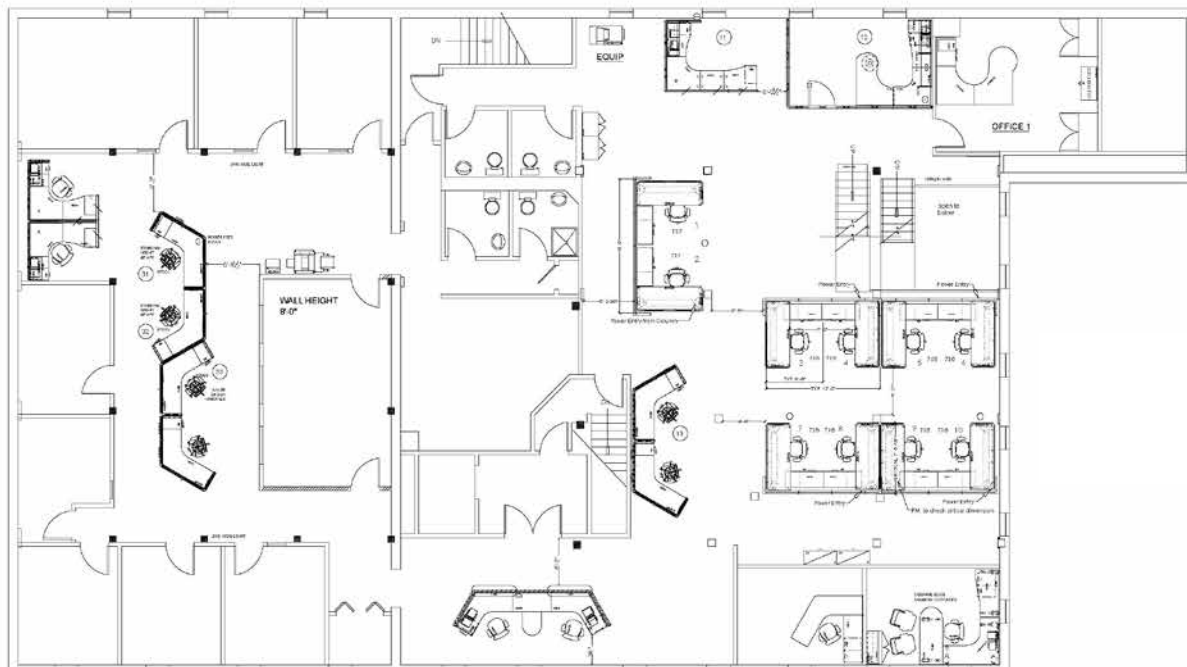
Currently configured for single tenant occupancy with an open concept, interior staircase within the leased premises creating a dedicated and continuous office space between the 2nd & 3rd floors.

2nd Floor
4,536± SF



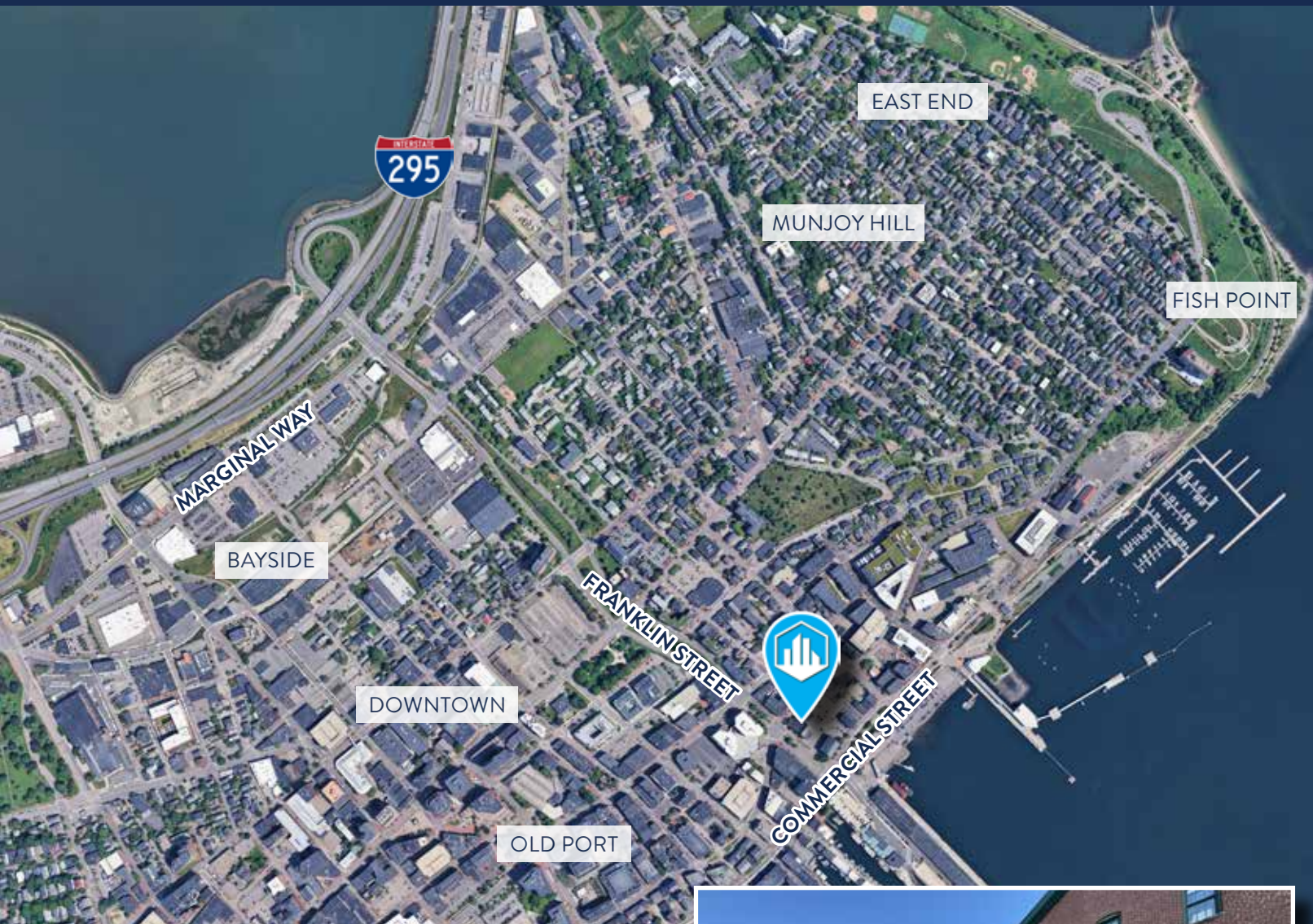
3rd Floor
8,956± SF

Consisting of the full 3rd floor of the building and loft area not shown on the below floor plan



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CONTACT US



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