FOR LEASE • FLEX UNIT

992 Portland Road • Saco, ME

MALONE
COMMERCIAL BROKERS

1,200± SF FLEX SPACE

- High-quality contractor/flex unit
- Newly constructed in 2025/2026. Clean, move-in condition
- Located immediately on Route 1 along a stretch experiencing an abundance of new development
- Mezzanine space could be constructed

LEASE RATE: $3,000/MONTH

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PROPERTY SUMMARY

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Site Info

OWNER:	R&D Jipson, LLC
DEED:	Book 19638, Page 372
ASSESSOR:	Map 63, Lot 4
PARKING:	Two parking spaces per unit
ZONING:	Portland Road District (PR)

Building Info

BUILDING SIZE:	7,800± SF
AVAILABLE SPACE:	Unit 109 - 1,200± SF
YEAR BUILT:	2025/2026
CEILING HEIGHT:	16'±
ELECTRICITY:	200 amps
HVAC:	One mini-split system per unit for heat/cooling
UTILITIES:	Municipal water/sewer
LOADING:	One 10' x 12' overhead door per unit
RESTROOM:	One per unit

FLOOR PLAN

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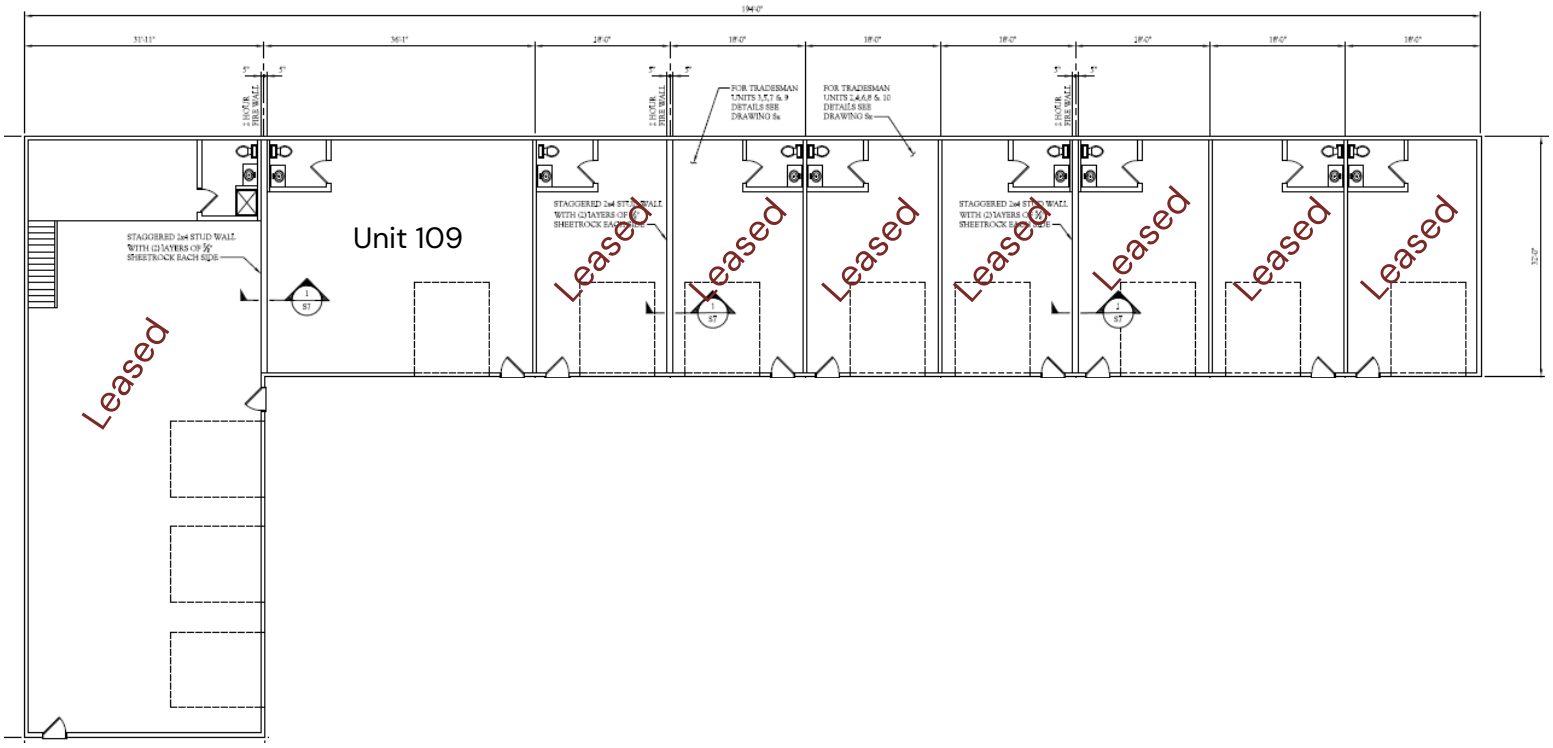

TRADESMAN GARAGES FLOOR PLAN

SCALE: ½" = 1'-0"

LOCATION MAP

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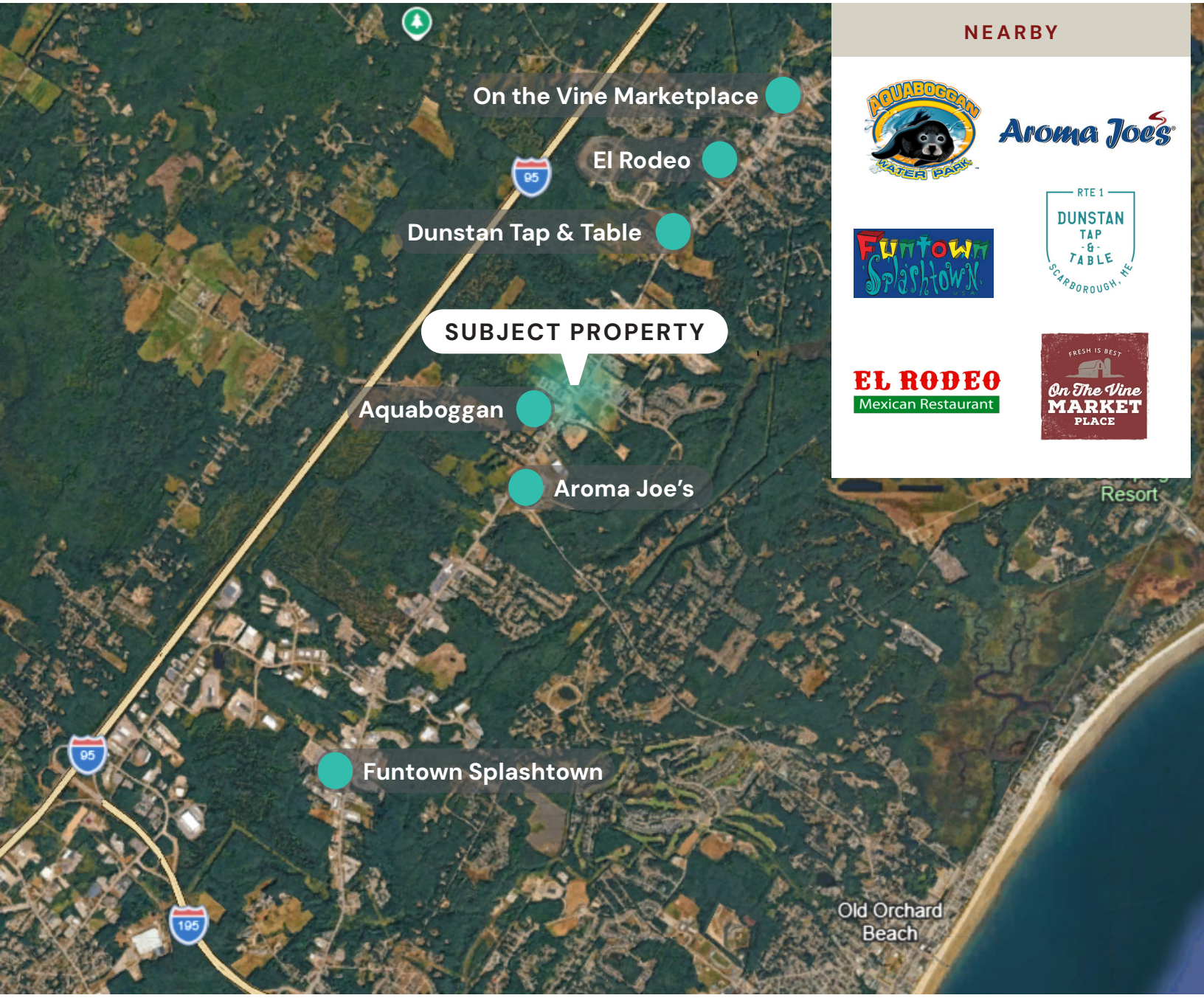

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