FOR LEASE | PRIME RETAIL SPACE

180 WATERMAN DRIVE, SOUTH PORTLAND, ME 04106





PROPERTY HIGHLIGHTS

- Newly renovated, professionally managed retail plaza
- Excellent South Portland location in the Mill Creek Core District, bordering Knightville and just minutes from downtown Portland
- Restaurant-ready end cap featuring newly installed grease trap and vent ducting, with abundant on-site parking

LEASE RATE: $20.00/SF NNN

THE BOULOS COMPANY

ONE PORTLAND SQUARE, SUITE 400, PORTLAND, ME 04101 207.772.1333 BOULOS.COM

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PROPERTY DETAILS

OWNER	Mill Creek Realty, LP
ASSESSOR'S REFERENCE	Map 15, Lot 18
DEED REFERENCE	Book 18949, Page 251
SPACE AVAILABLE	Unit 7: 3,005± SF Unit 6A: 3,844± SF (can be combined for a total of 6,849± SF)
DATE AVAILABLE	Immediately
BUILDING SIZE	83,796± SF
YEAR BUILT	1990; renovated 2025
LOT SIZE	7.91± AC
LOT FRONTAGE	535' on Waterman Drive
ZONING	MCC – Mill Creek Core District
HEATING & COOLING	Natural gas/Central HVAC
UTILITIES	Municipal water and sewer
SPRINKLERS	Yes, wet system
PARKING	On-site
AREA BUSINESSES	McDonald's, Shaw's, Hannaford, Anytime Fitness, Bangor Savings Bank, and many more
NNN EXPENSES	Estimate: $6.54 (not including tenant heat and electric service)
LEASE RATE	**$20.00/SF NNN**





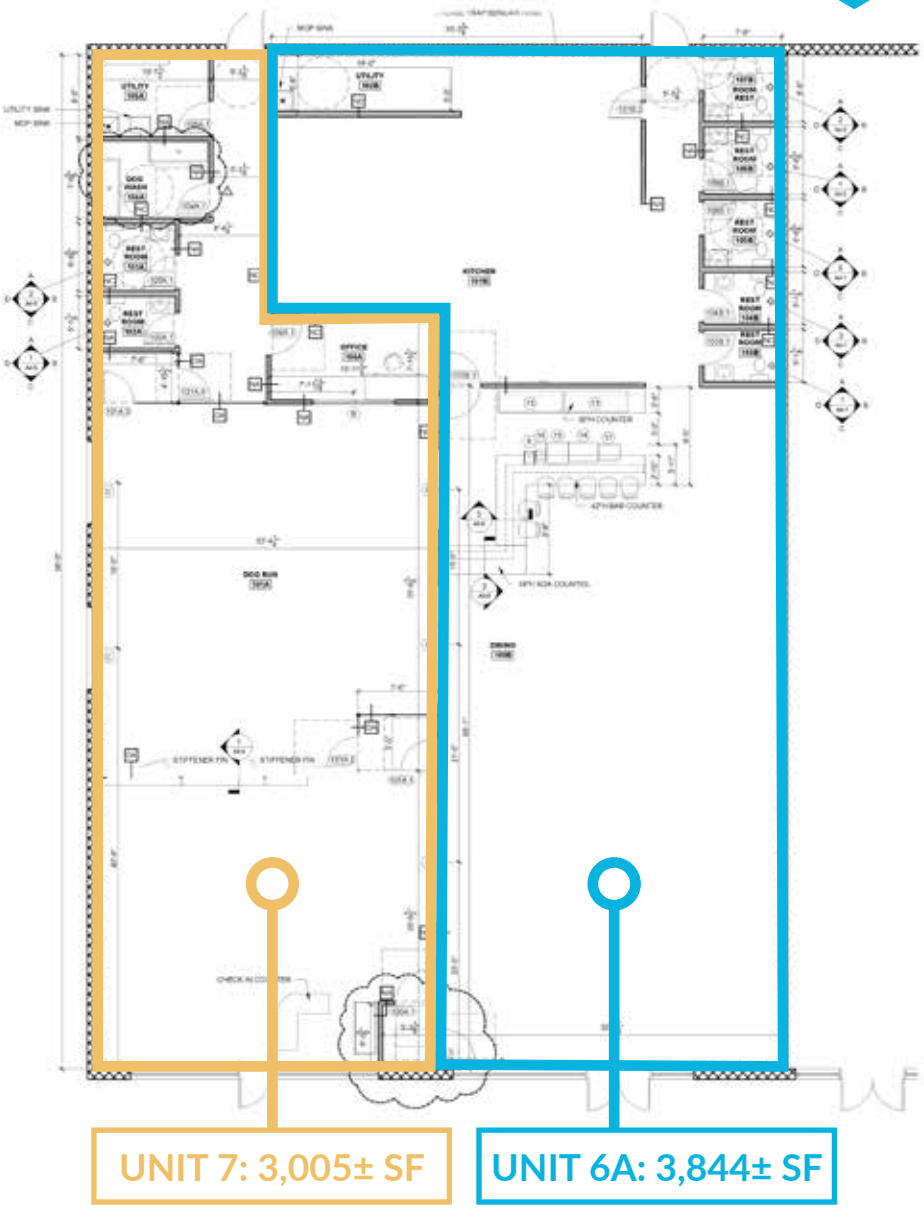




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FLOOR PLAN





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CONTACT



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Property details have been gathered from sources deemed reliable, but no warranty is made as to its accuracy. All information should be independently verified.