



Property Highlights

- **28,500± SF anchor box opportunity available**
- 2,000 - 28,500± SF of retail space available in a multi-tenanted retail center
- Major exterior renovations completed in 2025
- Join Bounce Pickleball, Ninety Nine Restaurant, Sherwin Williams, Goodwill, and more.
- 140,017± SF center with prime signage and access off Route 111 and vicinity to I-95 Exit 32
- 8,000± SF build-to-suit outparcel opportunity
- 480± parking spaces, 17' ceiling height, industrially zoned
- Traffic counts in excess of 22,060± vehicles per day
- Lease Rate: \$12.00 - \$20.00/SF NNN



Owner: BVH BIDDEFORD, LLC & HD LAWRENCE REALTY, LLC

Property Address: 420 Alfred Street Biddeford, ME 04005

Available Space: 2,000 - 28,500± SF

Building Size: 140,017± SF Total

Land Area: 23.84± AC

Zoning: I3- Commercial Industrial

of Stories: One (1)

HVAC: Natural gas central A/C

Utilities: Municipal water/sewer, three-phase 600-amp electric

Parking: 580± parking spaces

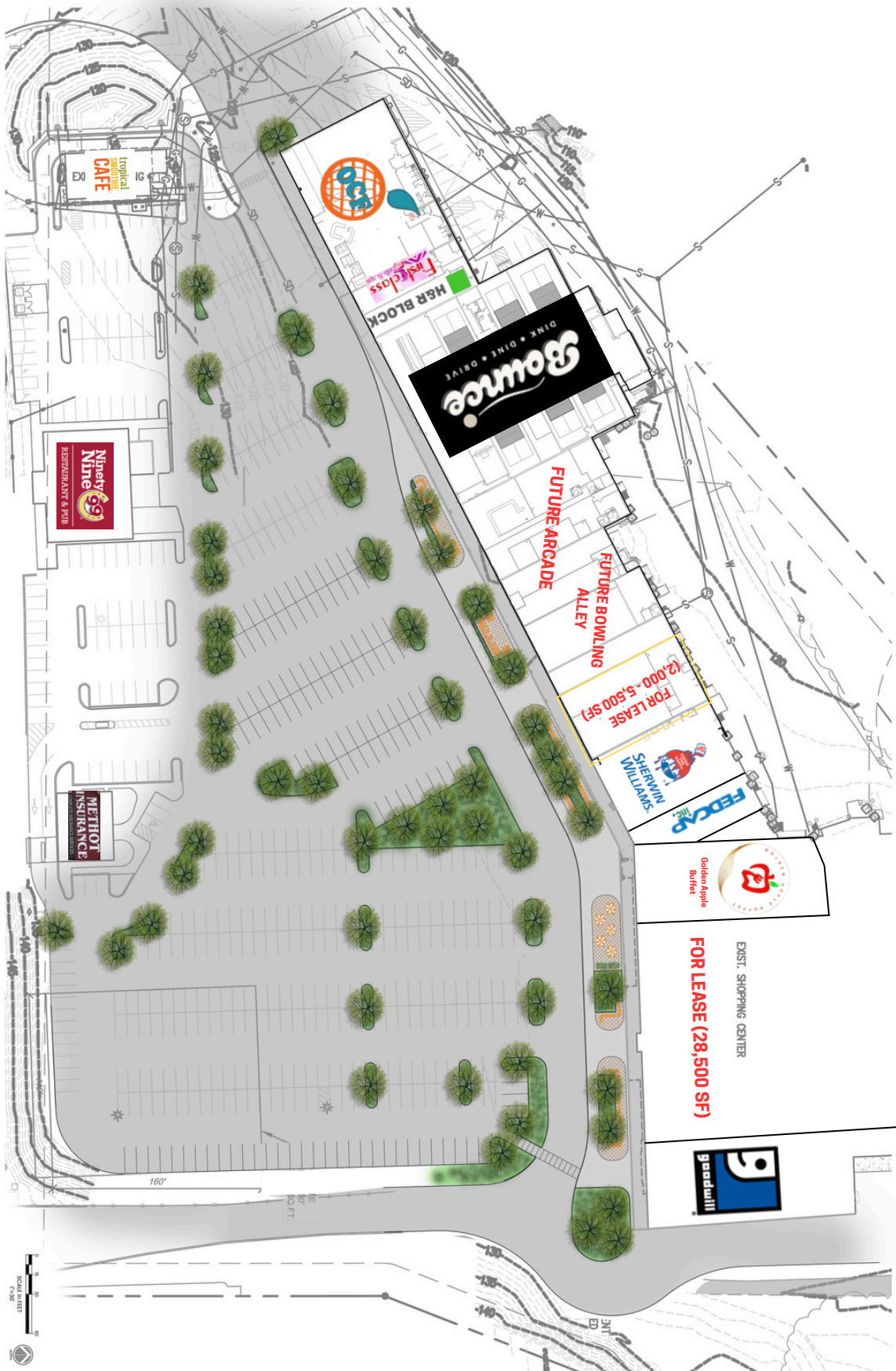
Street Frontage: 1,400± feet

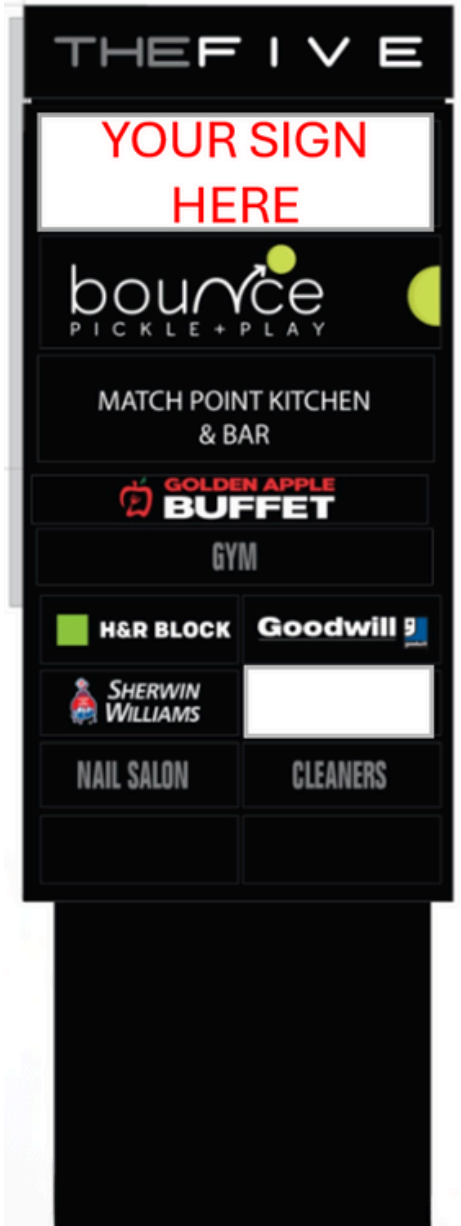
NNN's: \$4.35/SF (est.)

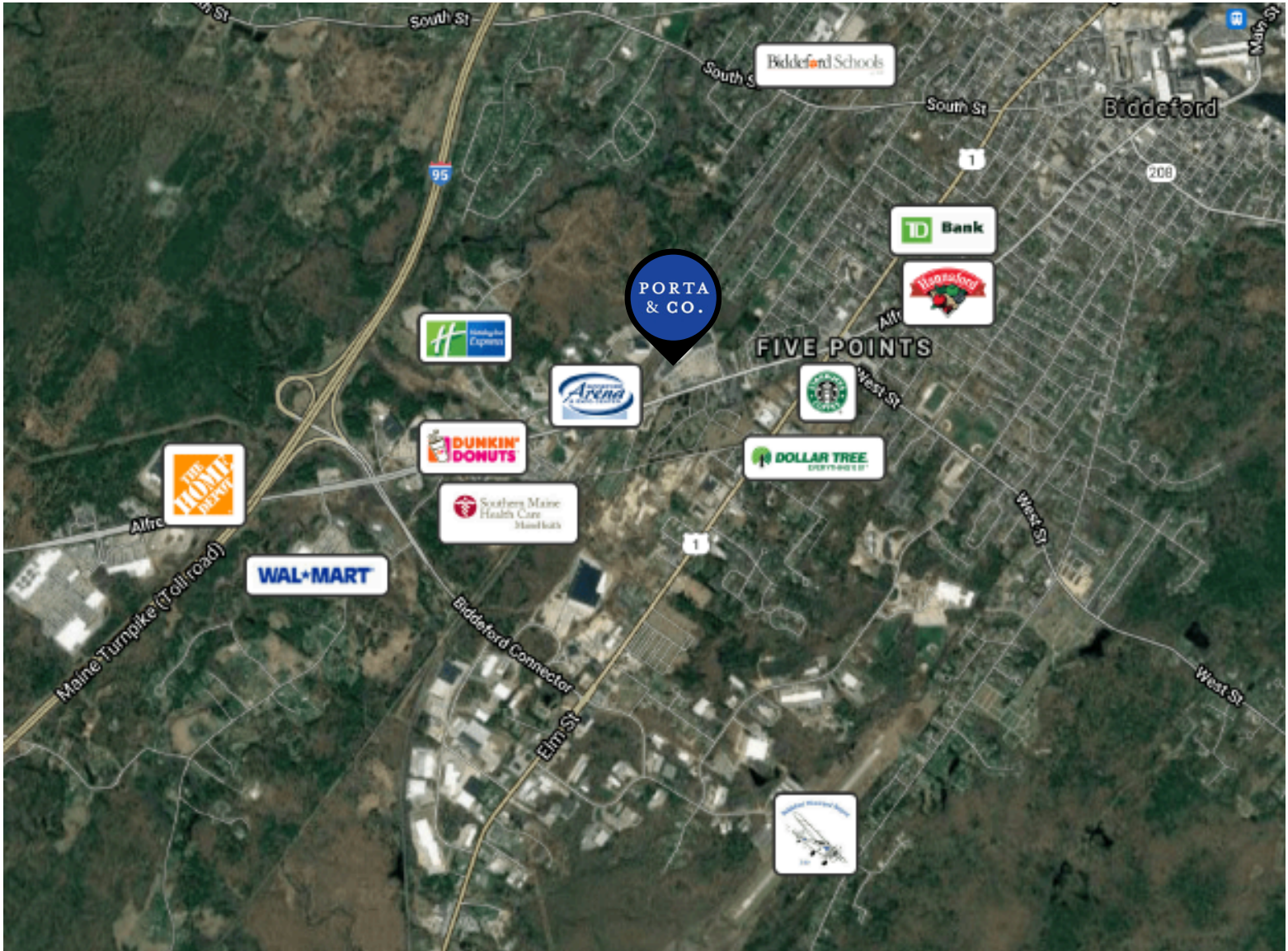
Lease Rate: \$12.00 - \$20.00/SF NNN (Inquire with Broker)



1 PLAN
SCALE: 1" = 20'







CONTACT



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