

# THE FLETCHER GROUP

COMMERCIAL | RESIDENTIAL | MANAGEMENT



**FOR  
LEASE**

**747 MINOT AVE  
AUBURN, ME  
04210**



## CONTACT US

- MIXED USE
- 5,600 SF AVAILABLE FOR RENT NOW
- \$10 PSF (ANNUAL)
- NNN LEASE

📞 207.754.9311

📞 207.805.3233

🌐 [WWW.THEFLETCHERGRP.COM](http://WWW.THEFLETCHERGRP.COM)

@ [KEVIN@MAINECCIM.COM](mailto:KEVIN@MAINECCIM.COM)

## Industrial for LEASE

747 Minot Ave  
Auburn, ME, 04210

THE  
**FLETCHER**  
GROUP

COMMERCIAL | RESIDENTIAL | MANAGEMENT



### OFFERING SUMMARY:

**RENTABLE:** \$10.00/NNN/  
Annual

**RENTABLE SF:** 5,600 SqFt

**LOT SIZE:** 2.59 Acres

**ZONING:** GB 2

Welcome to 747 Minot Ave, a prime commercial property located in the heart of Auburn's bustling business corridor. This property offers exceptional visibility and access along one of the city's main thoroughfares, making it an ideal choice for businesses seeking high traffic exposure and convenience.

- Minutes from downtown Auburn and Lewiston, offering a wide range of amenities, dining, and services.
- Surrounded by established businesses and retail centers, fostering a vibrant commercial environment.
- Easy access to I-95 and other major routes, connecting you to greater Androscoggin County and beyond.

Whether you're expanding your business or starting a new venture, 747 Minot Ave delivers the location, flexibility, and visibility you need for long-term success. Don't miss this opportunity to secure a standout property in one of Auburn's most desirable commercial areas.

**KW COMMERCIAL**  
50 Sewall Street,  
Second Floor  
Portland, ME 04102

Kevin Fletcher  
Licensed Broker  
O: 207.805.3233  
C: 207.754.9311  
kevin@maineccim.com

**kw**MAINE  
KELLERWILLIAMS REALTY

THE  
**FLETCHER**  
GROUP  
COMMERCIAL | RESIDENTIAL | MANAGEMENT

Each Office Independently Owned and Operated kwcommercial.com

**Industrial for LEASE**

**747 Minot Ave  
Auburn, ME, 04210**

THE  
**FLETCHER**  
GROUP

COMMERCIAL | RESIDENTIAL | MANAGEMENT



**KW COMMERCIAL**  
50 Sewall Street,  
Second Floor  
Portland, ME 04102

**Kevin Fletcher**  
Licensed Broker  
O: 207.805.3233  
C: 207.754.9311  
kevin@maineccim.com

**kwMAINE**  
KELLER WILLIAMS REALTY

THE  
**FLETCHER**  
GROUP  
COMMERCIAL | RESIDENTIAL | MANAGEMENT

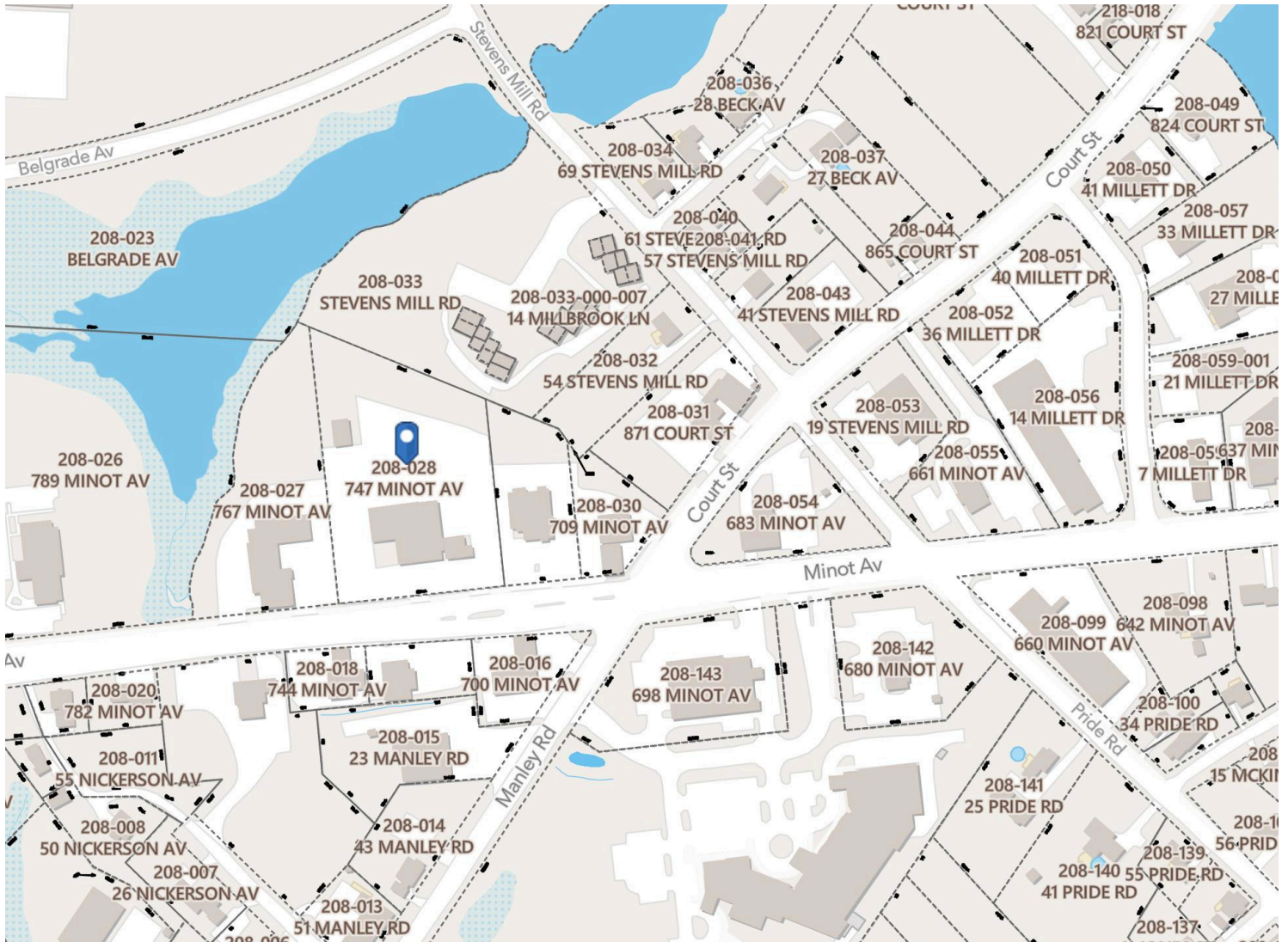
Each Office Independently Owned and Operated kwcommercial.com

# Industrial for LEASE

747 Minot Ave  
Auburn, ME, 04210

# THE FLETCHER GROUP

COMMERCIAL | RESIDENTIAL | MANAGEMENT



**KW COMMERCIAL**  
50 Sewall Street,  
Second Floor  
Portland, ME 04102

Kevin Fletcher  
Licensed Broker  
O: 207.805.3233  
C: 207.754.9311  
kevin@maineccim.com

**kw MAINE**  
KELLER WILLIAMS REALTY

THE FLETCHER GROUP  
COMMERCIAL | RESIDENTIAL | MANAGEMENT

Each Office Independently Owned and Operated kwcommercial.com

## Industrial for LEASE

747 Minot Ave  
Auburn, ME, 04210

THE  
FLETCHER  
GROUP

COMMERCIAL | RESIDENTIAL | MANAGEMENT



### KEVIN FLETCHER, CCIM

ME #BA903663

kevin@maineccim.com

Office: 207.805.3233 | Cell: 207.754.9311

### PROFESSIONAL BACKGROUND

Kevin brings over 28 years of experience to his business and has an extensive knowledge of the Maine Commercial and Investment market. Kevin has completed complex commercial transactions from Bangor, ME to Seabrook, NH. Kevin has sold over 450 separate apartment buildings in his career and conducted investment transactions ranging from small neighborhood strip malls to investment deals with national tenants. Kevin has also assisted in and consulted on a wide range of commercial and residential developments.

Kevin brings a down to earth approach to his business and a hard driving work ethic to help satisfy his client's needs with a strong belief in a fiduciary responsibility to his clients checkbook and not his own.

### EDUCATION

- Licensed Real Estate Agent since 1997
- Licensed Broker in Maine
- CCIM (Certified Commercial Investment Member) since 2002
- US Army Combat Veteran having served from 1992-1996

### MEMBERSHIPS

- Past President-Maine Commercial Association of Realtors 2017-2018
- Former Member-Board of Directors, Maine Association of Realtors
- Former Commercial Committee Member-National Association of Realtors
- Past Realtor of the Year, Maine Commercial Association of Realtors
- Former Board of Directors-Auburn Business Development Corporation

#### GREATER PORTLAND

50 Sewall Street Second Floor

KW COMMERCIAL  
50 Sewall Street,  
Second Floor  
Portland, ME 04102

KEVIN FLETCHER, CCIM  
Managing Director  
O: 207.805.3233  
C: 207.754.9311  
kevin@maineccim.com

kwMAINE  
KELLERWILLIAMS REALTY

THE  
FLETCHER  
GROUP  
COMMERCIAL | RESIDENTIAL | MANAGEMENT

Each Office Independently Owned and Operated kwcommercial.com