

FOR SALE

DEVELOPMENT
SITE



Lot lines are approximate

PRICE REDUCED

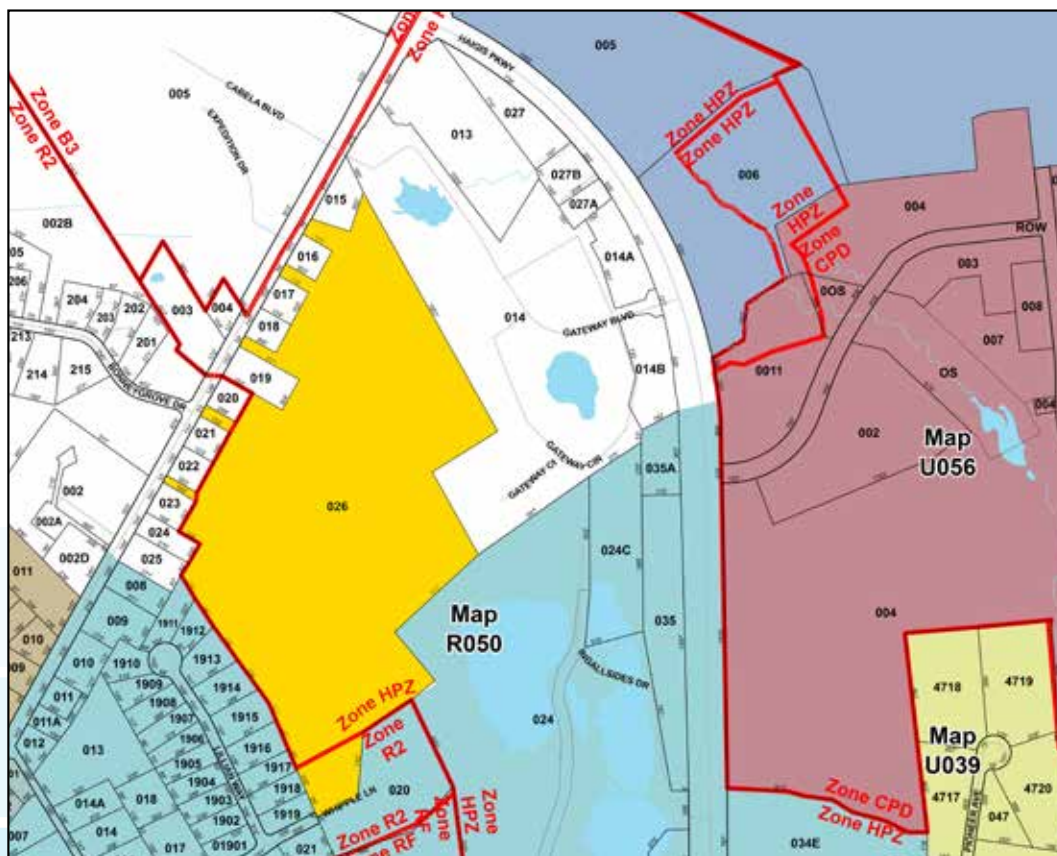
255 PAYNE ROAD SCARBOROUGH, ME 04074

- 45.45± acre development site with five (5) access points along Payne Road with 200' of frontage on Whipple Lane. 15 ± Acres of uplands. Due Diligence materials available including, wetlands study, vernal pool study, concept plan, and a site survey.
- Located in the Haigis Parkway and R2 Zones.
- Municipal water, sewer and natural gas available.
- Nearby businesses include Costco, Cabela's, IDEXX, ClearChoice MD, Zoom Drain, Foley's Fitness, Salt Pump Climbing and multiple residential developments including Whipple Woods and The Beacon at Gateway.
- Sale Price: ~~\$1,995,000~~ **\$1,195,000**



255 PAYNE ROAD
SCARBOROUGH, ME 04074

ASSESSOR	Map R040, Lot 026/1
LOT SIZE	45.45± AC
BOOK/PAGE	6417/122
UTILITIES	Municipal water, sewer & natural gas available
ZONING	Haigis Parkway Zone & R2 Zone
ROAD FRONTAGE	200' on Payne Road and 200' on Whipple Lane
REAL ESTATE TAXES	\$12,058 (Est. 2024/2025)
SALE PRICE	~~\$1,995,000~~ \$1,195,000
AVAILABILITY	Immediate



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CONTACT US



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