FOR SALE | INDUSTRIAL CONDO

51 DYNAMIC DRIVE, UNIT 7, SCARBOROUGH, ME 04097



PROPERTY HIGHLIGHTS

- 1,500± SF industrial condo with private office and restroom
- 400A, 3-phase, 120/208V electrical service, oversized for the building due to the original occupant's use
- Area businesses include AV Technik, IDEXX, Mainely Tubs, Pride Storage Solutions, Throttle Car Club, Costco, Crown Lifts, and many more

SALE PRICE: $395,000

THE BOULOS COMPANY

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

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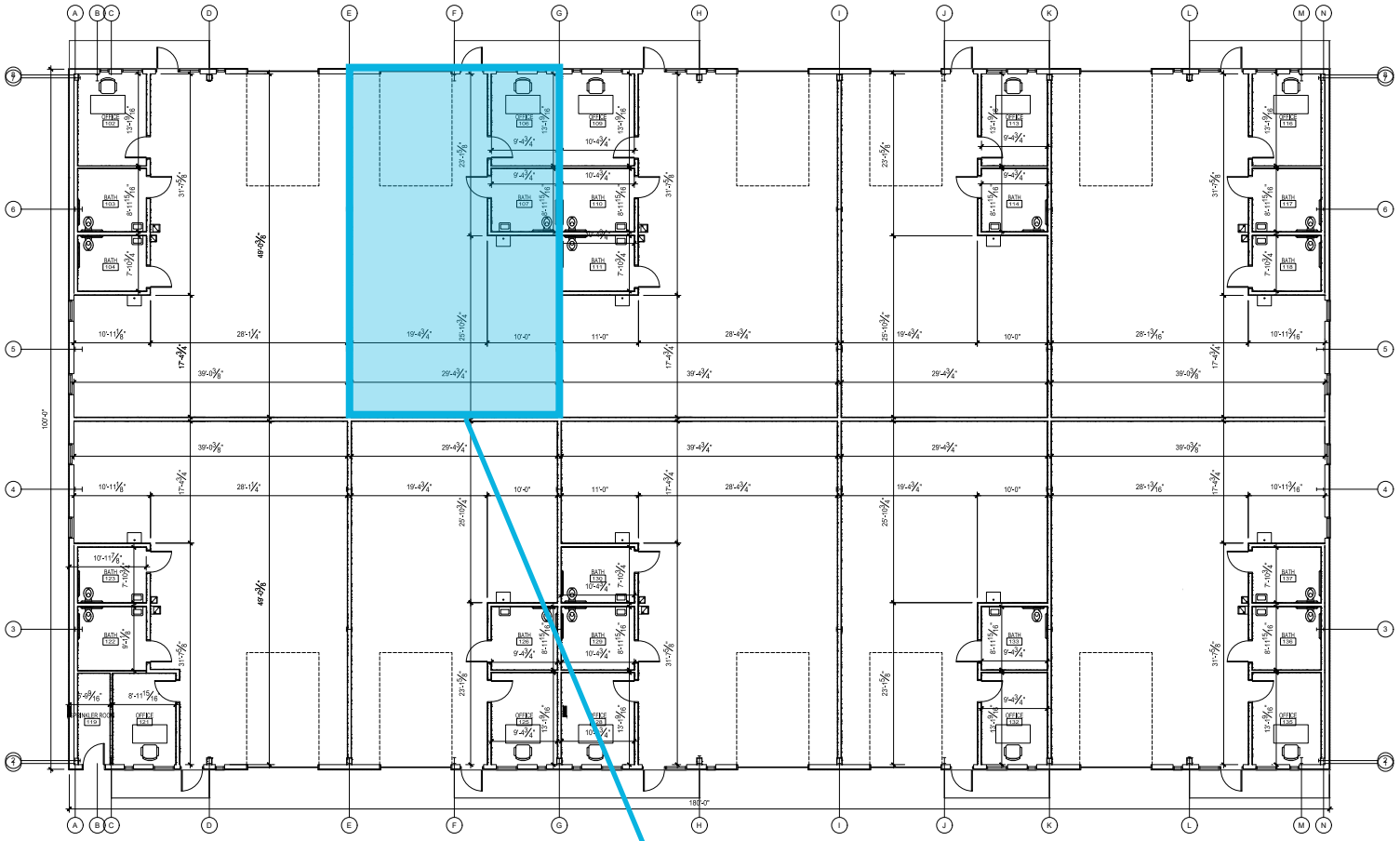
PROPERTY DETAILS

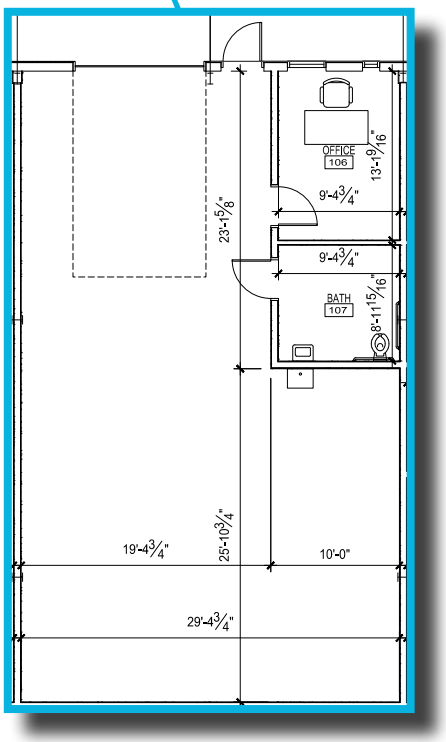
OWNER	Bigsby Real Estate LLC
ASSESSOR'S REFERENCE	Map U053, Lot 707
REGISTRY OF DEEDS	Book 38854 / Page 89
LOT SIZE	1.13± AC
ZONING	CPD - Cross Roads Planned Development District
YEAR BUILT	2021
BUILDING SIZE	18,000± SF
CONDO SIZE	1,500± SF
CEILING HEIGHT	20' - 24'
COLUMN SPACING	Clear span
GRADE LEVEL DOORS	One (1) - 10' x 16'
POWER	400A, 3-phase, 120/208V
HEATING/COOLING	Mini-split heating and cooling in office, gas-fired heater in warehouse
WATER	6" fire, 2' domestic
SEWER	6" main
SPRINKLERS	Wet system
RESTROOMS	One (1)
DATE AVAILABLE	Immediately
AREA BUSINESSES	AV Technik, IDEXX, Mainely Tubs, Pride Storage Solutions, Throttle Car Club, Costco, Crown Lifts
R.E. TAXES	$3,480.64 (2026)
ASSESSED VALUE	$32,100 Land $265,900 Building $298,000 Total
SALE PRICE	**$395,000**

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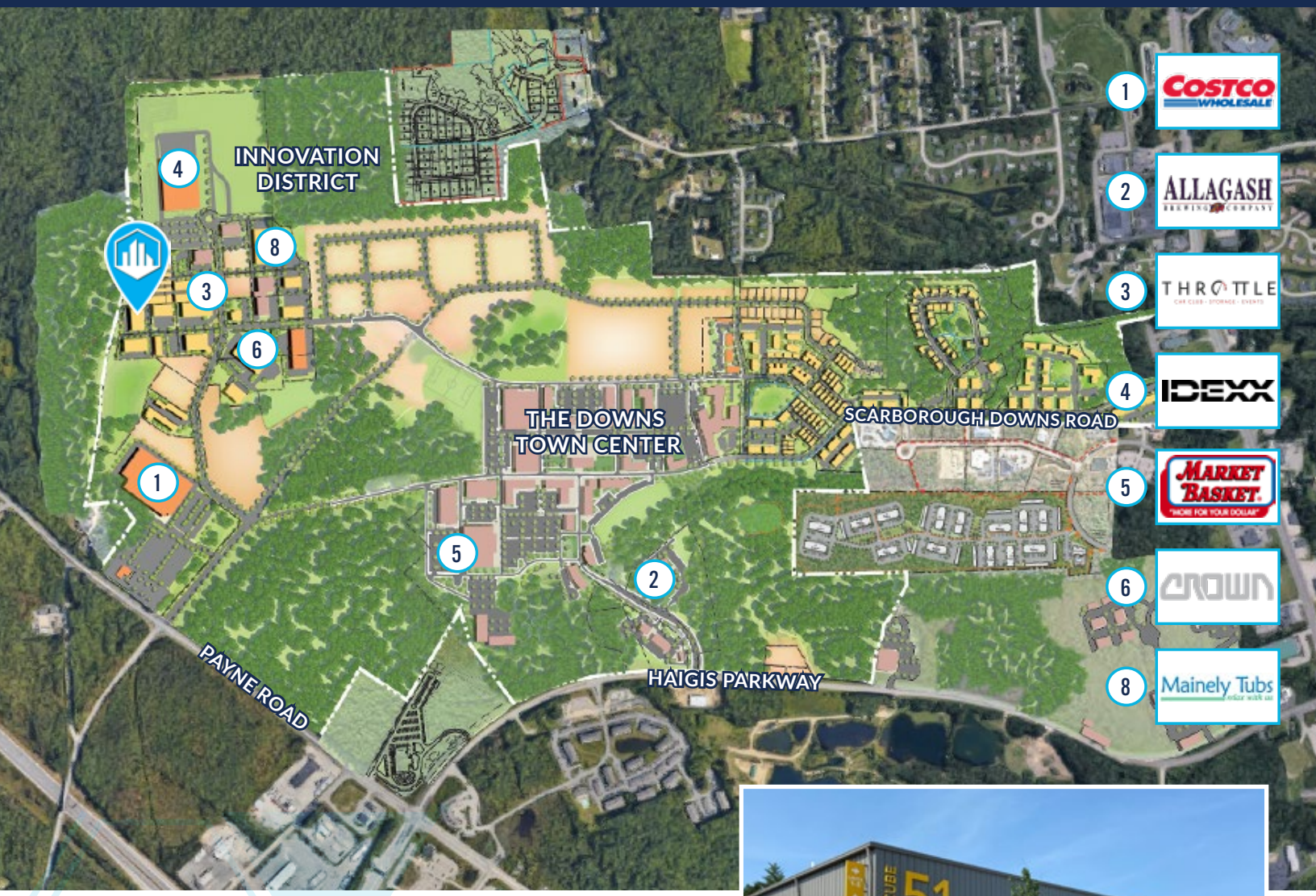
FLOOR PLAN





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CONTACT US



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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.