

FOR LEASE | WAREHOUSE SPACE

987 RIVERSIDE STREET, UNIT 1, PORTLAND, ME 04103



PROPERTY HIGHLIGHTS

- The building offers excellent roadside visibility and is ideally suited for warehouse distribution, servicing, contractor sales and industrial manufacturing.
- The unit includes one (1), 10' x 12' overhead door to the rear of the building and an office area to the front.
- Ample on-site parking is available in front and to the rear of the building.
- The property is easily accessible given its close proximity to Exits 48 and 53 of the Maine Turnpike, I-295, Route 302 and Route 26.

LEASE RATE: \$12.00/SF NNN



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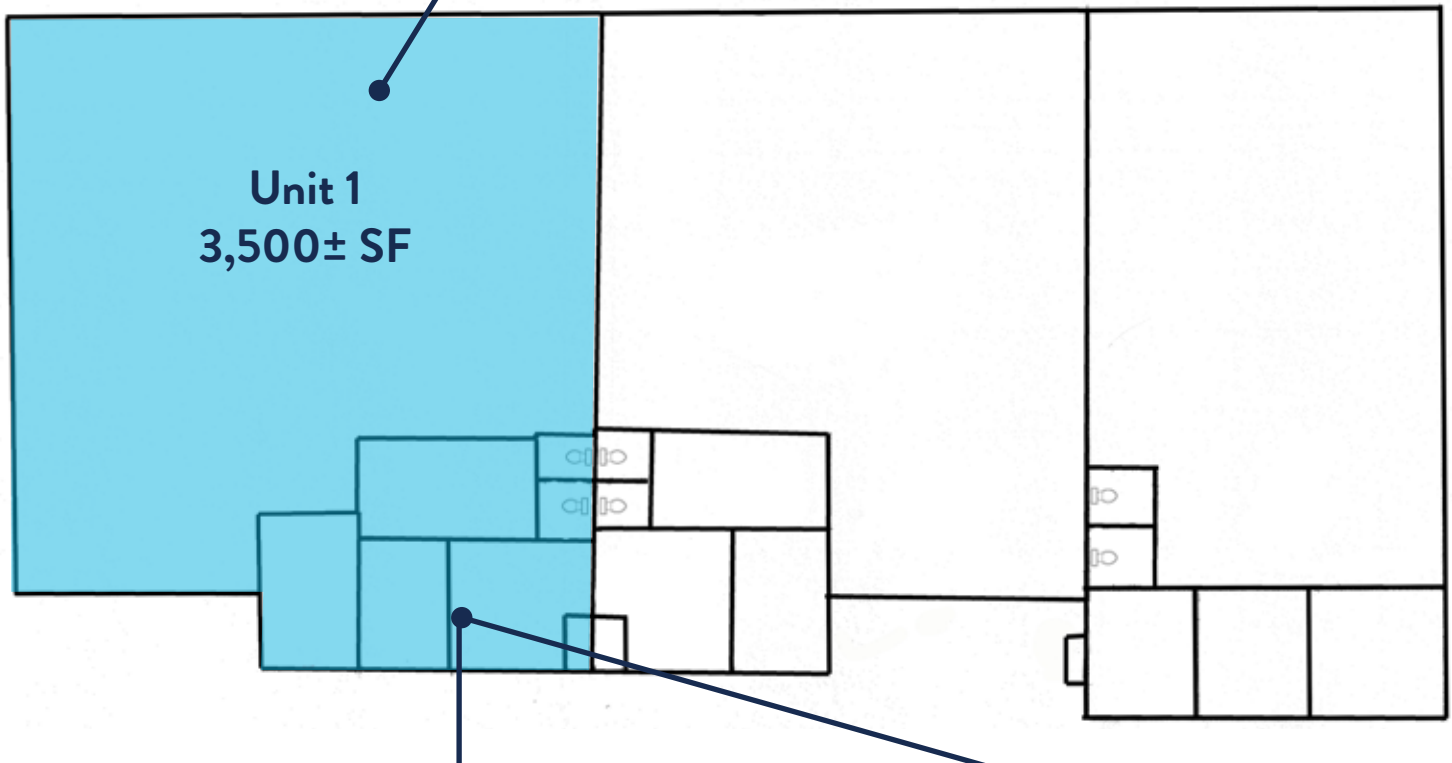
PROPERTY DETAILS

OWNER	987 Riverside, LLC
ASSESSOR'S REF	Map 329, Block B, Lot 11
LOT SIZE	1.28± AC
ZONING	IM - Moderate Impact Industrial
BUILDING SIZE	10,000± SF
YEAR BUILT	1986
SPACE AVAILABLE	3,500± SF
CEILING HEIGHT	Warehouse: 14' to overhead joist Office: 8' to dropped ceiling
ELECTRICAL	Three-Phase, 480 Amp Separately metered and paid by tenant
HVAC	Warehouse: Oil-fired, forced hot air & AC Office: Electric baseboard
PARKING	Ample on-site, paved parking with additional parking to rear of building
DATE AVAILABLE	Immediately
NNN EXPENSES	\$4.16/SF
LEASE RATE	\$12.00/SF NNN





FLOOR PLANS



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CONTACT US



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