

**FOR LEASE**



# 163 FORE STREET

**CLASS A OFFICE SPACE**

163 Fore Street - Portland, ME

**EXCLUSIVE LISTING**

**COMPASS COMMERCIAL BROKERS**



**COMPASS**

COMMERCIAL BROKERS



Join one of Maine's most historic, vibrant and diverse neighborhoods in the East End at 163 Fore Street! Located nearly across the street from Ocean Gateway Pier and with easy access to I-295, 163 Fore Street is the ideal location for any business. With just a few minutes walk to the Old Port, this property is in close proximity to many high end businesses including Nine Stones, Eventide, The Marriott and others!

**OWNER:** 167ForeStreet, LLC

**ZONE:** IS-FBC

**NO. OF STORIES:** Six (6)

**ELEVATOR:** One (1)

**LOT SIZE:** .0966+/- Acres

**UTILITIES:** Electricity for lights, plugs, HVCA

**HVAC:** Central AC & forced air

**CONSTRUCTION:** Brick, stone, glass

**ACCESS:** I-295 to Franklin Arterial

For more information please contact Steve Baumann

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# CURRENT AVAILABILITY

Available: Summer 2018  
Currently under construction  
Up to 1,200+/-SF to 2,350+/-SF available

LEASE PRICE: \$25-\$28 PSF (Annual)

LEASE TYPE: NNN

**Retail - U/C**

**FLOOR 2 - U/C 2,350+/-SF**

**FLOOR 3 - U/C 2,350+/-SF**

**FLOOR 4 - U/C 2,350+/-SF**

**FLOOR 6 - U/C 2,350+/-SF**

**FLOOR 5 - 2,350 OFFICE SPACE**

