

FOR SALE | TWO-BUILDING OFFICE/RETAIL COMPLEX

391 COTTAGE ROAD, SOUTH PORTLAND, ME 04106



PROPERTY DETAILS

Office/Retail Complex For Sale or Lease

- This two-building complex consists of a 3,516± SF (plus additional 903± SF unfinished space), multi-level retail/office building and a 2,186± sf, single-story retail building.
- Located at the intersection of Pillsbury Street and Cottage Road in South Portland
- Excellent visibility with over 11,790± cars/day (MDOT)
- Ideal owner/user opportunity
- Sale Price: \$1,295,000
- Lease Rate: \$15.00/SF NNN



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OWNER OF RECORD	Cape Veterinary Properties, LLC
BOOK & PAGE	Book 25015, Page 252
ASSESSOR'S REFERENCE	Map 10, Lot 48
BUILDING SIZE	Multi-Level: 3,516± SF Single-Story: 2,186± SF Total: 5,702± SF
LOT SIZE	0.38± Acres
ZONING	LB - Limited Business
ASSESSED VALUE	Land: \$244,400 Bldgs: \$506,100 Total: \$750,500
YEAR BUILT	Multi-Level: 1938; additions in 2010 & 2017 Single-Story: 1960
CONSTRUCTION	Multi-Level: Wood frame Single-Story: Masonry
HEATING	Gas-fired heat in both buildings; Central A/C in multi-level building only
PARKING	On-site plus street parking available
R.E. TAXES (2019)	\$13,884.25
LEASE RATE	\$15.00/SF NNN
SALE PRICE	\$1,295,000



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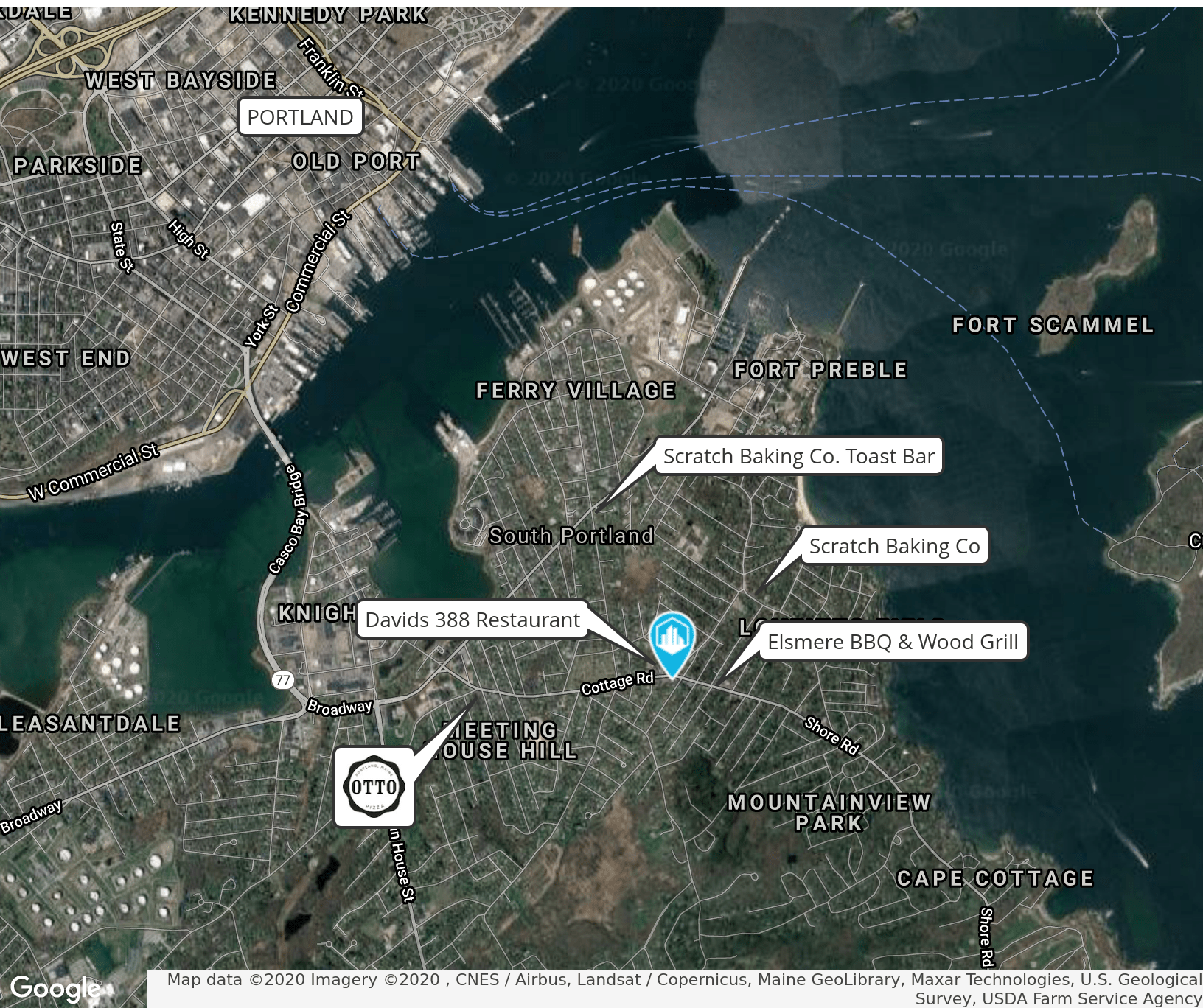


TAX MAP AND ADDITIONAL PHOTOS



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CONTACT US



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