

FOR LEASE | DOWNTOWN RETAIL SPACE

100 MIDDLE STREET, PORTLAND, ME 04101



PROPERTY HIGHLIGHTS

Lobby café located in one of Portland's premier downtown Class A office buildings which consists of two seven story towers totaling almost 200,000± sf connected by a common atrium lobby.

- The entire atrium lobby, including the café space, was completely renovated in 2018.
- Furniture and fixtures can be acquired per separate agreement, see broker for more details.
- The café is in a prominent location in the lobby to cater towards building tenants and their visitors as well as the general public.
- Building tenants include Bernstein Shur, Morgan Stanley, US Attorney's Office, Androscoggin Bank, Citizen's Bank, Eaton Peabody, Northcross Group, and many more.
- Middle Street Plaza is located directly in downtown Portland near hotels, restaurants, retailers, and other prominent office buildings.



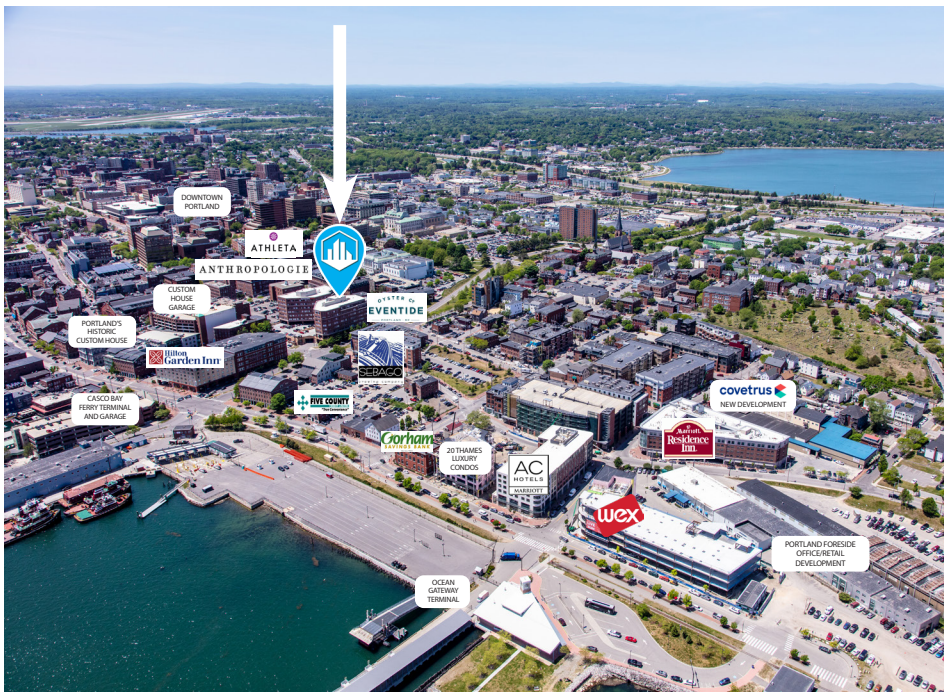
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PROPERTY DETAILS

LANDLORD	Albany Road Real Estate Partners	SPRINKLER	Yes, wet and dry systems
BUILDING SIZE	195,000± SF	UTILITIES	Municipal water and sewer
ASSESSOR'S REF	Map 29, Block E, Lot 6	RESTROOMS	Common, per floor
YEAR BUILT	1987	WALK SCORE	99
LAND AREA	1.59± Acres	BUILDING TENANTS	Bernstein Shur, U.S Attorney's Office, Citizen's Bank, Morgan Stanley, Androscoggin Bank, Eaton Peabody, Northcross Group
ZONING	B-3 (Business District)	LEASE RATE	\$850/mo. GROSS Includes all utilities and operating expenses.
AVAILABLE SPACE	350± SF (1st Floor)		
HVAC	Gas-fired, hot water heat Central A/C		
ELEVATORS	Four (4)		



CONTACT US



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