

FOR SALE

Industrial/Flex Property

50,546± SF | 6.6± acres



60 Fowler Road, Orrington, ME

Property Highlights

- 11 buildings - totalling 50,546± SF
- Large paved laydown
- Fenced in yard



Property Description

We are pleased to offer 60 Fowler Road in Orrington for sale. Formerly home to Hammond Lumber, this versatile commercial property offers 50,546± SF across 11 buildings on 6.6 acres. The site provides a unique opportunity for an owner-user or investor, with flexible layouts suitable for a wide range of commercial, industrial, or storage uses. The property features multiple structures that can accommodate operations of varying sizes, as well as ample outdoor space for circulation, storage, or future development.

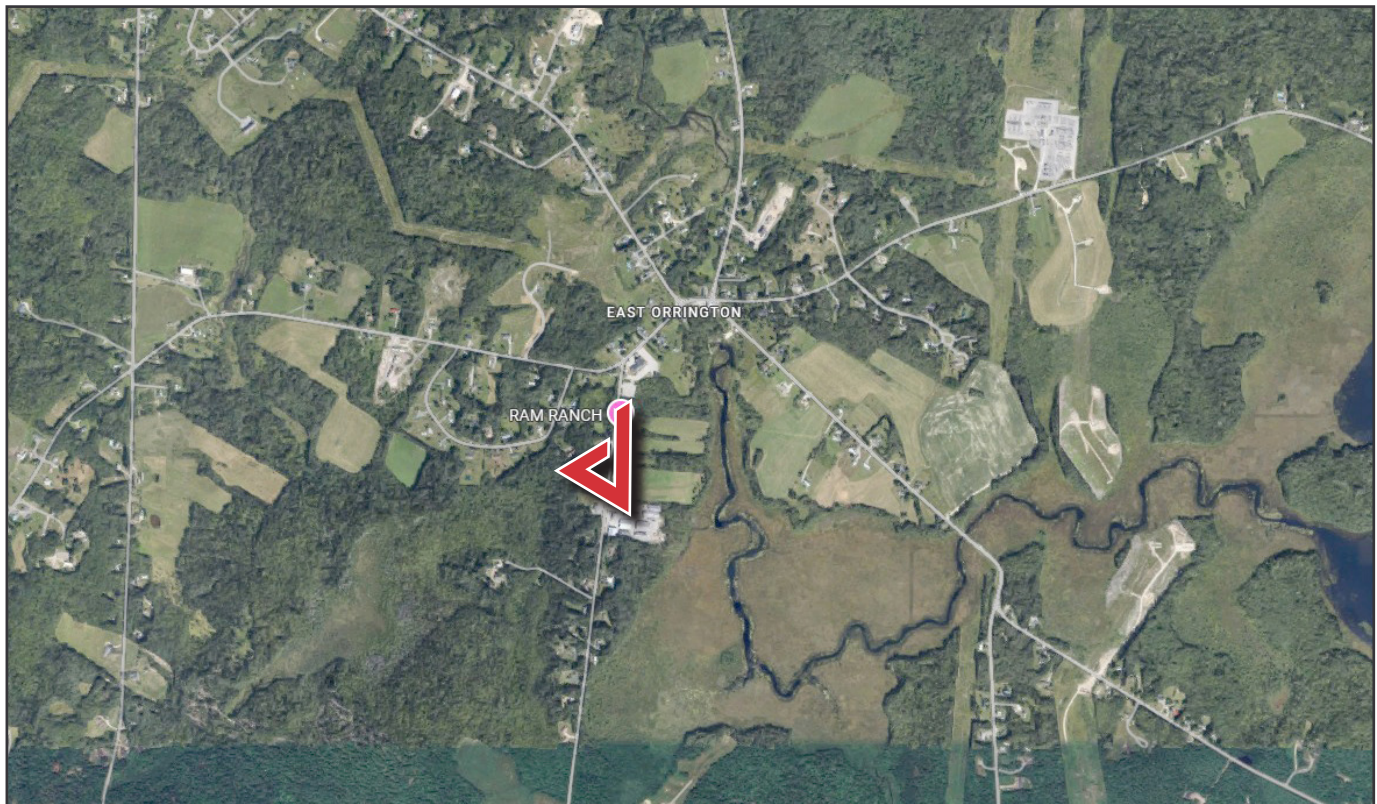
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Property Overview

Owner	Hammond Lumber Company
Building Size	50,546± SF Total, 11 buildings
Lot Size	6.6± acres
Zoning	Highway Commercial
Assessor's Reference	Map 6, Lot 58
Deed Reference	Book 13550, Page 32
Utilities	Well and septic, natural gas on-site
HVAC	HVAC in office, building heat pump
Sprinkler System	No
Parking	Ample, on-site

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Building Break Out

	Building Size	Building Construction	Foundation	Roof	Floor	Exterior
(1) Retail Showroom	4,536± SF	Wood Frame	Concrete	Metal	Concrete	Siding
(2) Materials Warehouse #1	4,920± SF	Wood Frame	Concrete	Metal	Concrete	Metal
(3) Lumber Shed #3	2,372± SF	Wood Frame	Concrete	Metal	Concrete	Open
(4) Materials Warehouse #2	9,396± SF	Pole Frame	Concrete	Metal	Concrete	Siding
(5) Lumber Shed #2	5,054± SF	Wood Frame	Concrete	Metal	Concrete	Metal/Open
(6) Lumber Shed #1	2,268± SF	Pole Frame	Concrete	Metal	Concrete	Metal/Open
(7) Lumber Shed #4	2,856± SF	Wood Frame	Concrete	Metal	Concrete	Open
(8) Materials Warehouse #3	7,200± SF	Wood Frame	Concrete	Metal	Concrete	Siding
(9) Materials Warehouse #4	6,620± SF	Wood Frame	Concrete	Metal	Concrete	Siding
(10) Materials Warehouse #6	1,264± SF	Wood Frame	Concrete	Metal	Concrete	Siding
(11) Materials Warehouse #5	4,060± SF	Raised Ranch	Concrete	Asphalt	Wood	Siding





The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.