



FOR SALE

1010 KENNEDY MEMORIAL DRIVE
OAKLAND, ME 04963

PROPERTY HIGHLIGHTS

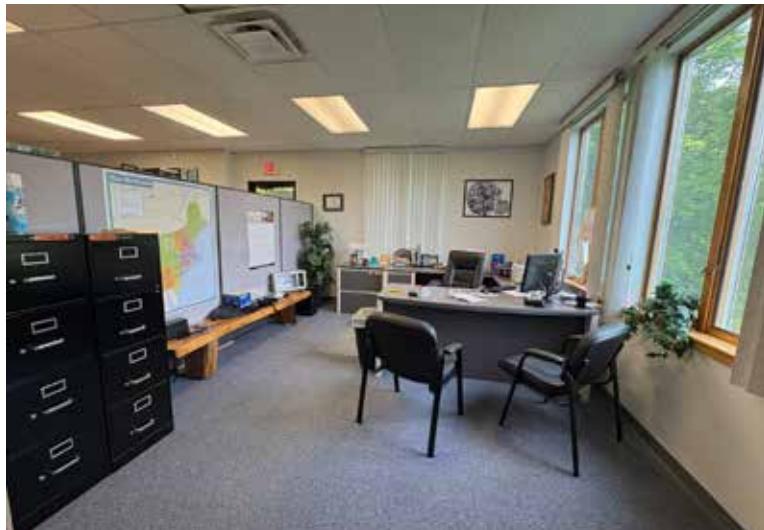
- **6,000± SF office building on 0.84± acres of land**
- Strategically located approximately 1 mile from Maine Turnpike Exit 127
- Dual-level building with exterior access to both floors
- Interior layout includes a combination of private offices, open workspaces, a breakroom with kitchenette, and a dedicated server room
- **SALE PRICE: \$695,000**

OFFICE BUILDING

PROPERTY DETAILS

OWNER OF RECORD	RHA, LLC
BOOK/PAGE	7673/150
ASSESSOR'S REFERENCE	5-72-1
BUILDING SIZE	6,000± SF
LOT SIZE	0.84± AC
LOT FRONTAGE	296'
ZONING	HIGHWAY COMMERCIAL
YEAR BUILT	2000
# OF STORIES	TWO (2)
RESTROOMS	PRIVATE
UTILITIES	MUNICIPAL WATER, PRIVATE SEWER
HVAC	PROPANE-FIRED HEATING & COOLING UNITS
PARKING	20 ON-SITE SPACES
AREA BUSINESSES	UNITED RENTALS, WATERVILLE COUNTRY CLUB, THIRSTY MULE, FRITO LAY, F.W. WEBB, LAVALLEE CHIROPRACTIC
PROPERTY TAXES	\$7,960.59/YEAR (2024/2025)
SALE PRICE	\$695,000

FOR SALE | OFFICE BUILDING
1010 KENNEDY MEMORIAL DRIVE, OAKLAND, ME 04963



FOR SALE | OFFICE BUILDING
1010 KENNEDY MEMORIAL DRIVE, OAKLAND, ME 04963



CONTACT US



CHRIS PASZYC, CCIM, SIOR
Managing Partner, Broker

+1 207.553.1709 D
+1 207.939.4147 C
cpaszyc@boulos.com

©2025 The Boulos Company, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. The Boulos Company and The Boulos Company logo are service marks of The Boulos Company, Inc. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.