

FOR LEASE



CLASS A DOWNTOWN RETAIL/ OFFICE SPACE AVAILABLE

197-199 LISBON STREET, LEWISTON, ME 04240

PROPERTY HIGHLIGHTS

- Newly renovated 2,129± SF first-floor office/retail suite
- The space features modern finishes with historical architectural details providing professional appeal to businesses and clients alike.
- Flexible open layout ideal for office and retail users
- Located below 12 residential luxury apartment units, while in walking distance to municipal offices, cultural venues, and an array of local retailers/businesses (Walk Score: 88)
- Centreville Parking Garage located behind the building at 62 Canal Street: free for first 2 hours & free all weekend
- Lease Rate: \$1,750/month Modified Gross



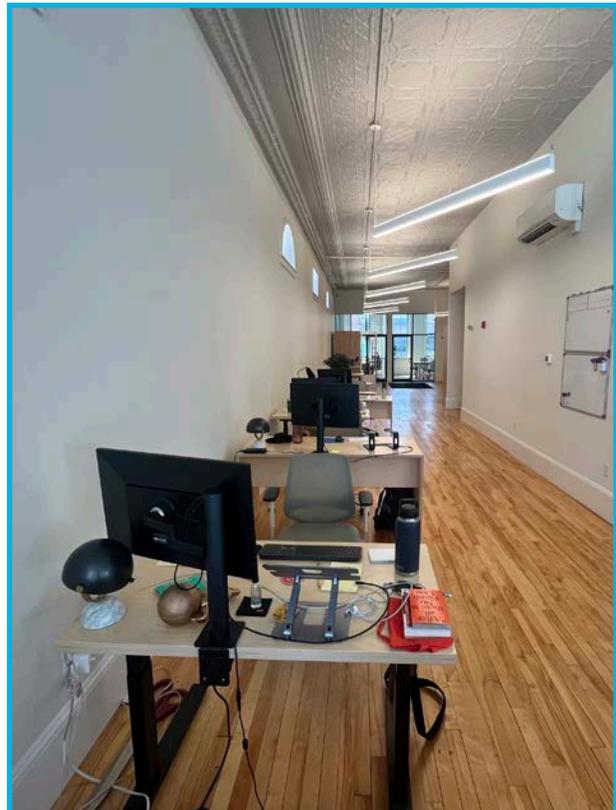
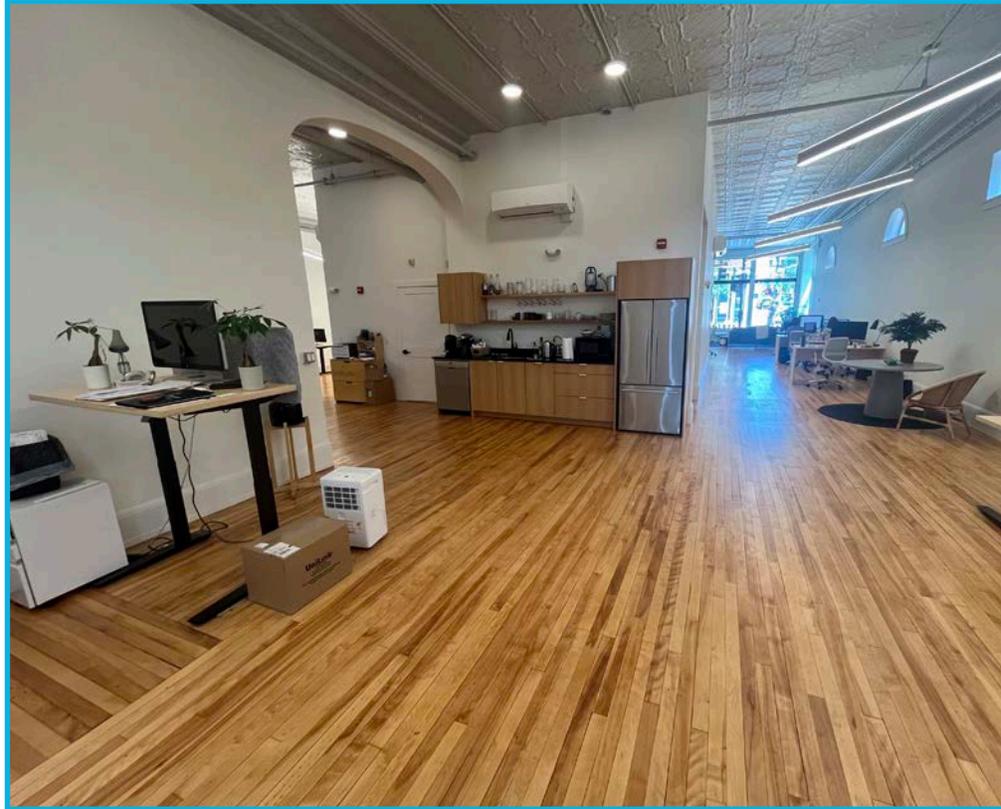
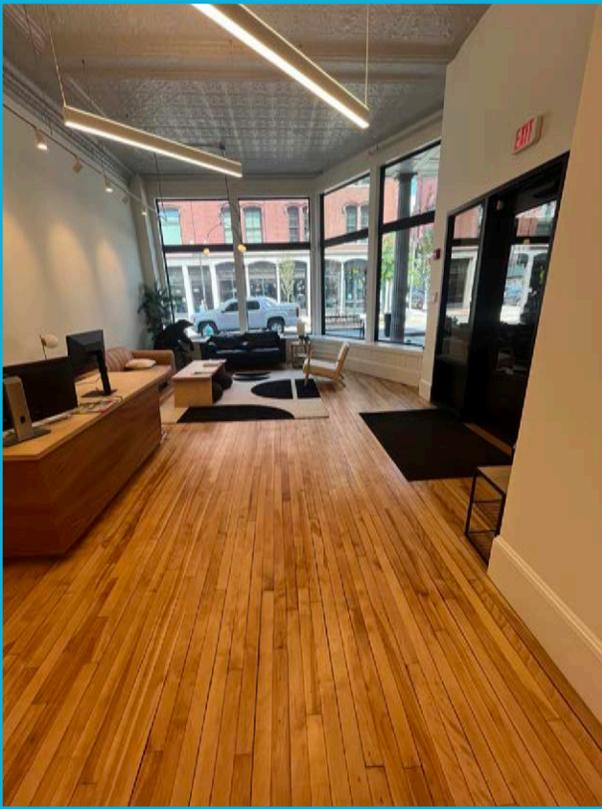
THE BOULOS
COMPANY

PROPERTY DETAILS

OWNER	Scruton Block, LLC & 197 Lisbon, LLC
ASSESSOR'S REFERENCE	207/102
BOOK & PAGE	9529/285
BUILDING SIZE	25,000± SF
AVAILABLE SPACE	2,129± SF
DATE AVAILABLE	Immediately
YEAR BUILT	1883 (Renovated in 2021)
ZONING	CV - Centreville
LOT SIZE	0.12± Acres
NO. OF STORIES	Four (4) (Plus Lower-Level)
LOT FRONTAGE	50'
WALKABILITY	88 (Very Walkable)
TRAFFIC COUNTS	8,575± AADT (2023 - ME DOT)
UTILITIES	Municipal Water & Sewer
PARKING	On-street & neighboring parking garages
AREA BUSINESSES	Lewiston City Hall, Lewiston Public Library, Hardy Wolf & Downing, Maple Way Dental Care, Munka Studio, Forage Market, L/A Arts, Centreville Parking Garage
LEASE RATE	\$1,750/mo. MG

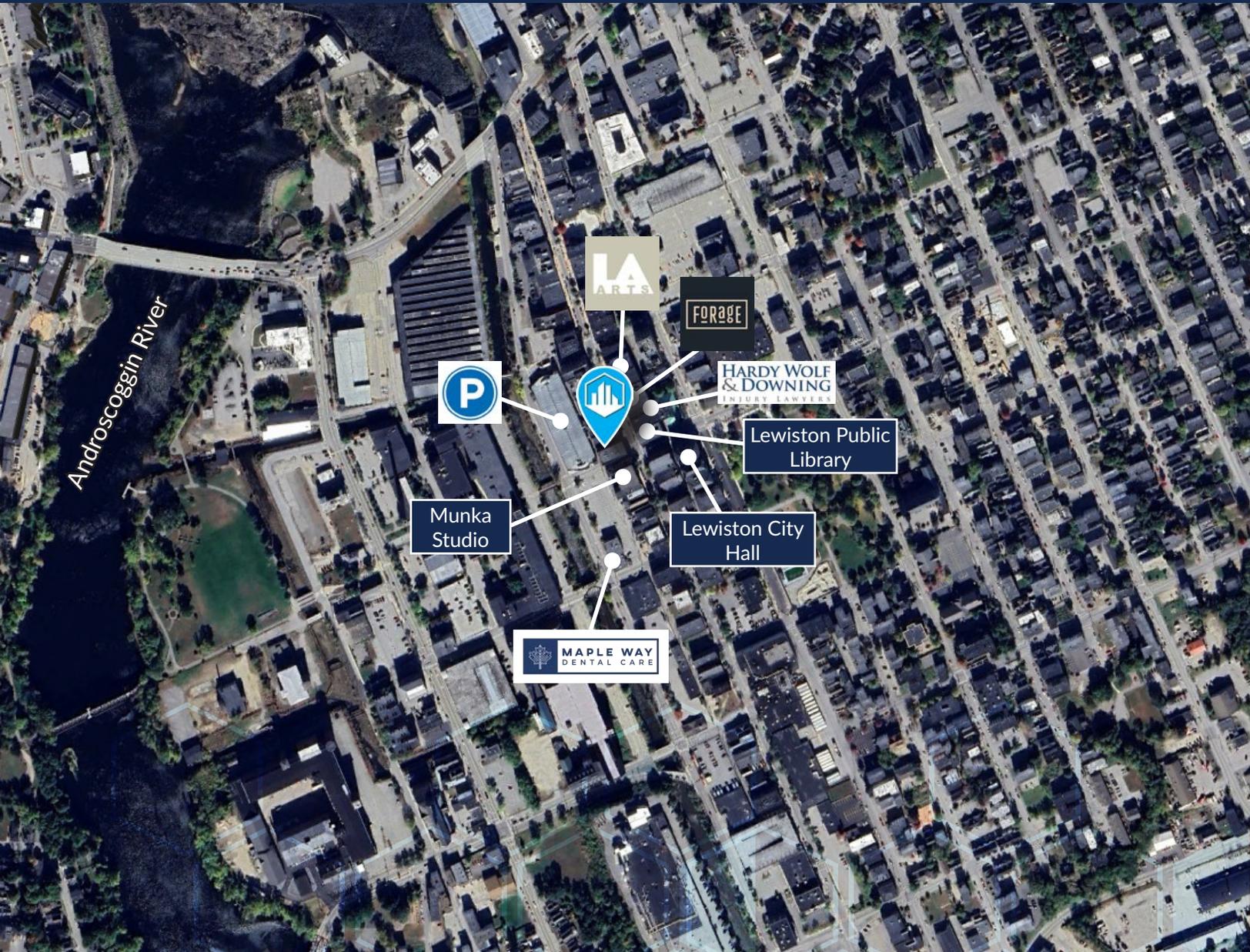
FOR LEASE | CLASS A DOWNTOWN RETAIL/OFFICE SPACE

197-199 LISBON STREET, LEWISTON, ME 04240



FOR LEASE | CLASS A DOWNTOWN RETAIL/OFFICE SPACE

197-199 LISBON STREET, LEWISTON, ME 04240



CONTACT US



NOAH STEBBINS
Broker

+1 207.553.1727 D
+1 207.400.6737 C
nstebbins@boulos.com

©2026 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.