

# FOR LEASE

## OFFICE/RETAIL SUITES



## HATHAWAY CREATIVE CENTER

10 WATER STREET, WATERVILLE, ME 04901

## PROPERTY HIGHLIGHTS

- 383 - 3,124± RSF of first floor office/retail suites with high ceilings and exposed brick
- 10,094± RSF of third floor Class A office space with water views and great natural light on three sides
- Located in downtown Waterville along the Kennebec River, less than 2 miles from both Colby College and the Maine Turnpike
- Building tenants include MaineGeneral Health, Raymond James and the Central Maine Growth Council
- Well-appointed common areas and ample on-site parking
- Lease Rate: See Broker for details



**NORTH RIVER**  
COMPANY



# FOR LEASE | HATHAWAY CREATIVE CENTER 10 WATER STREET, WATERVILLE, ME 04901



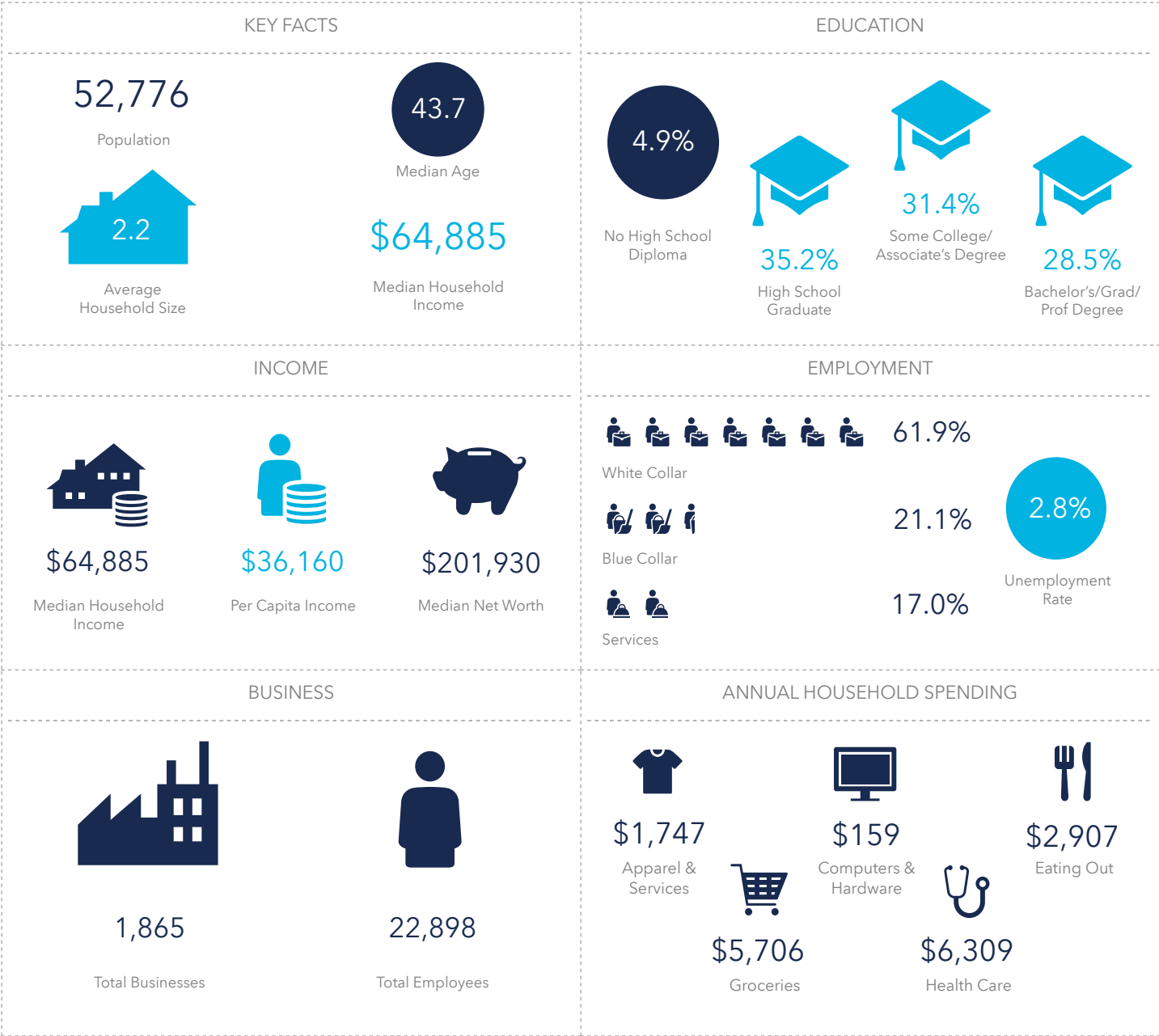
## PROPERTY DETAILS

OWNER	North River Hathaway, LLC
MAP / BLOCK	Map 44 / Block 34
BUILDING SIZE	230,000± SF
LOT SIZE	4.19± Acres
ZONING	DI - Downtown Industrial
AVAILABLE SPACE	383 - 10,094± RSF
BUILDING FEATURES	High ceilings, exposed brick, concrete floors
PARKING	378 spaces in common
HEAT	Electric/Forced Air
SPRINKLER	Yes, wet
LIGHTING	LED
UTILITIES	Municipal water/sewer
AREA AMENITIES	Colby College, Lockwood Hotel, City Hall
LEASE RATE	See Broker for details





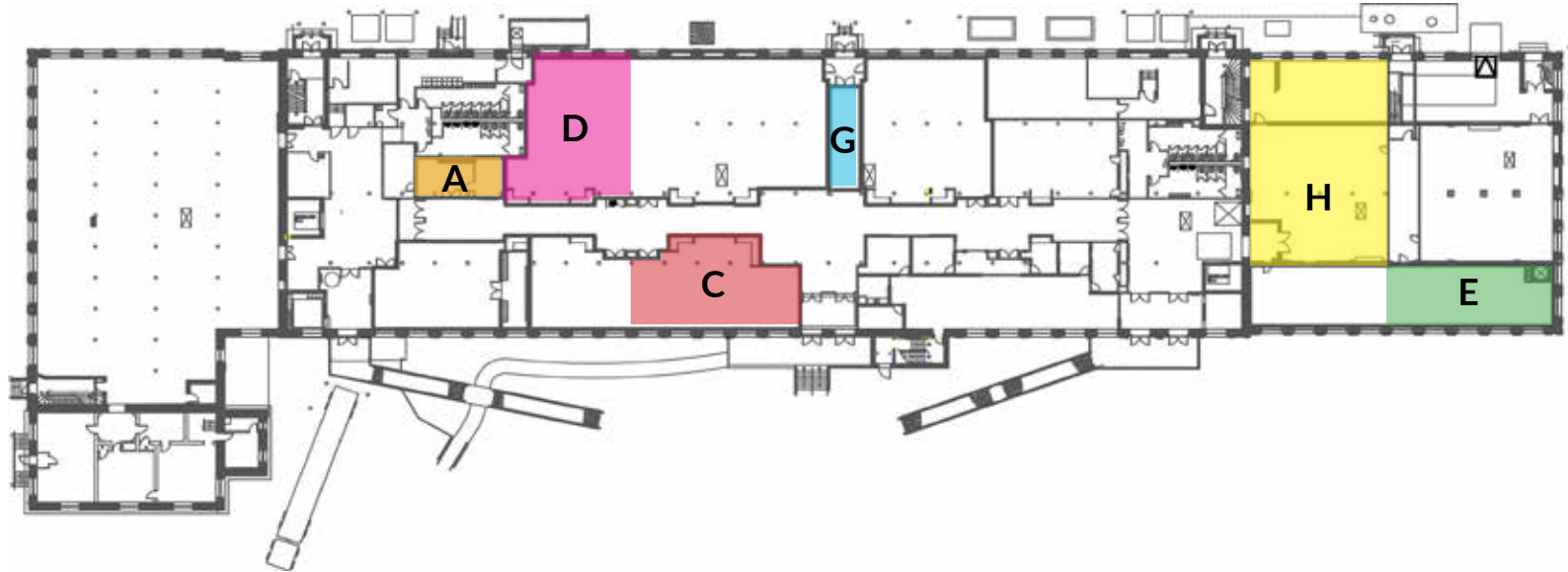
DEMOGRAPHICS (10 MILE RADIUS)



Source: This infographic contains data provided by Esri (2025, 2030), Esri-Data Axle (2025), Esri-U.S. BLS (2025), Esri-MRI-Simmons (2025). © 2025 Esri



## 1ST FLOOR



## AVAILABLE SUITES

KEY	SUITE	SF	AVAILABILITY
A	105A	439± SF	Immediately
C	108	1,814± SF	Immediately
D	107	1,925± SF	Immediately
E	116	1,235± SF	Immediately
G	111A	383± SF	Immediately
H	117/119	3,124± SF	January 2026

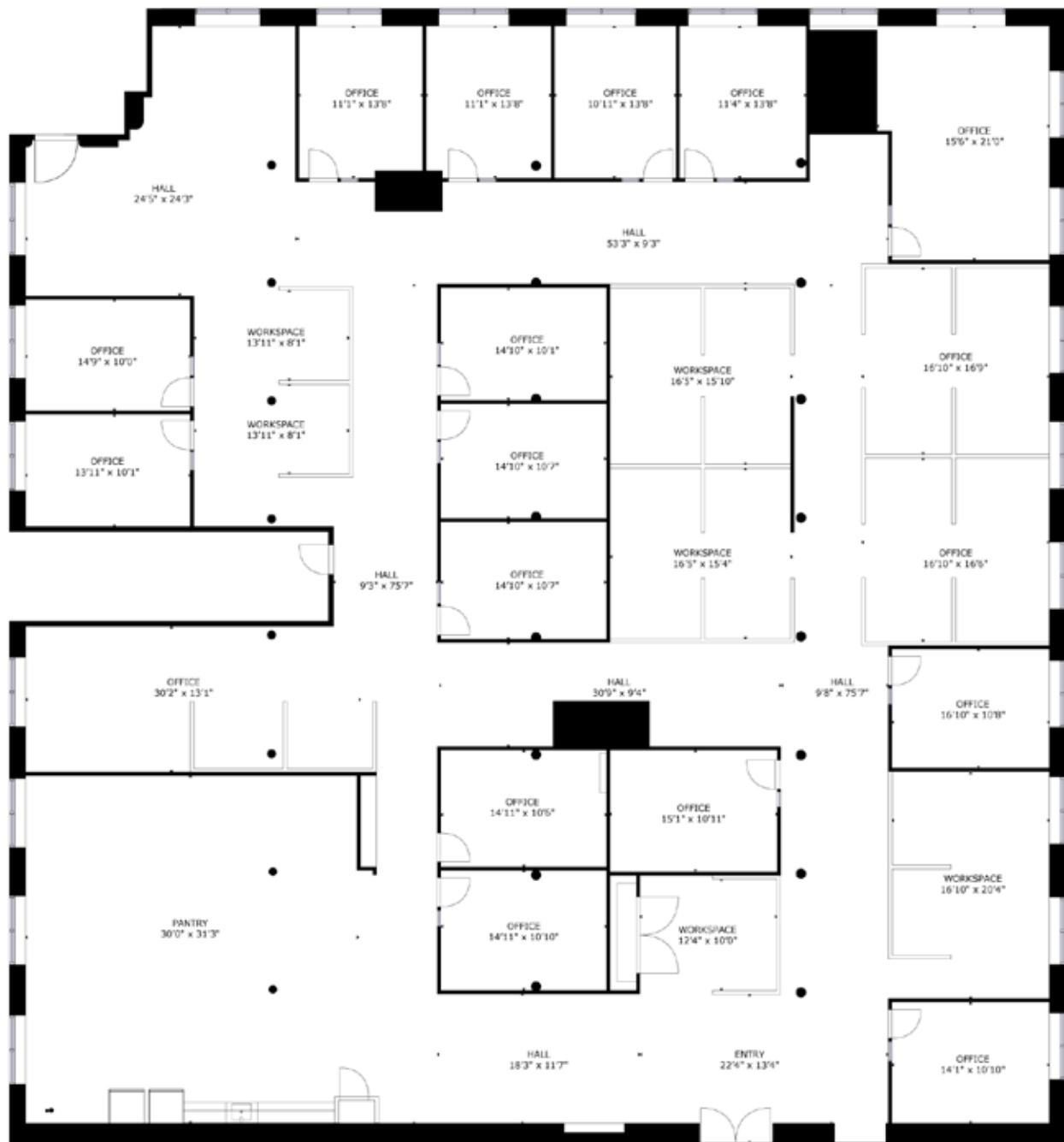




1ST FLOOR



**10,094± RSF OF CLASS A OFFICE SPACE  
FULLY FURNISHED WITH 3 SIDES OF NATURAL LIGHT  
AND SWEEPING WATER VIEWS OF THE KENNEBEC RIVER**







## 3RD FLOOR





**FOR LEASE | HATHAWAY CREATIVE CENTER**  
**10 WATER STREET, WATERVILLE, ME 04901**



## CONTACT US



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