

FOR SALE



OFFICE/RESIDENTIAL BUILDING

76 MAIN STREET
SOUTH PARIS, ME 04281

PROPERTY HIGHLIGHTS

- 4,025± sf office/residential building on a 0.29± acre parcel
- The building has 1,425± sf of office on the first floor and a 2,600± sf apartment on the upper floors.
- Area businesses include Ripley and Fletcher, Advanced Auto Parts, KFC, McDonald's and Oxford County Dealership.
- Renovated in 2011
- Prime location in downtown South Paris on Main Street
- Ideal owner/user property with cash flow benefit
- **Sale Price: \$399,000**



THE BOULOS
COMPANY

COMMERCIAL REAL ESTATE

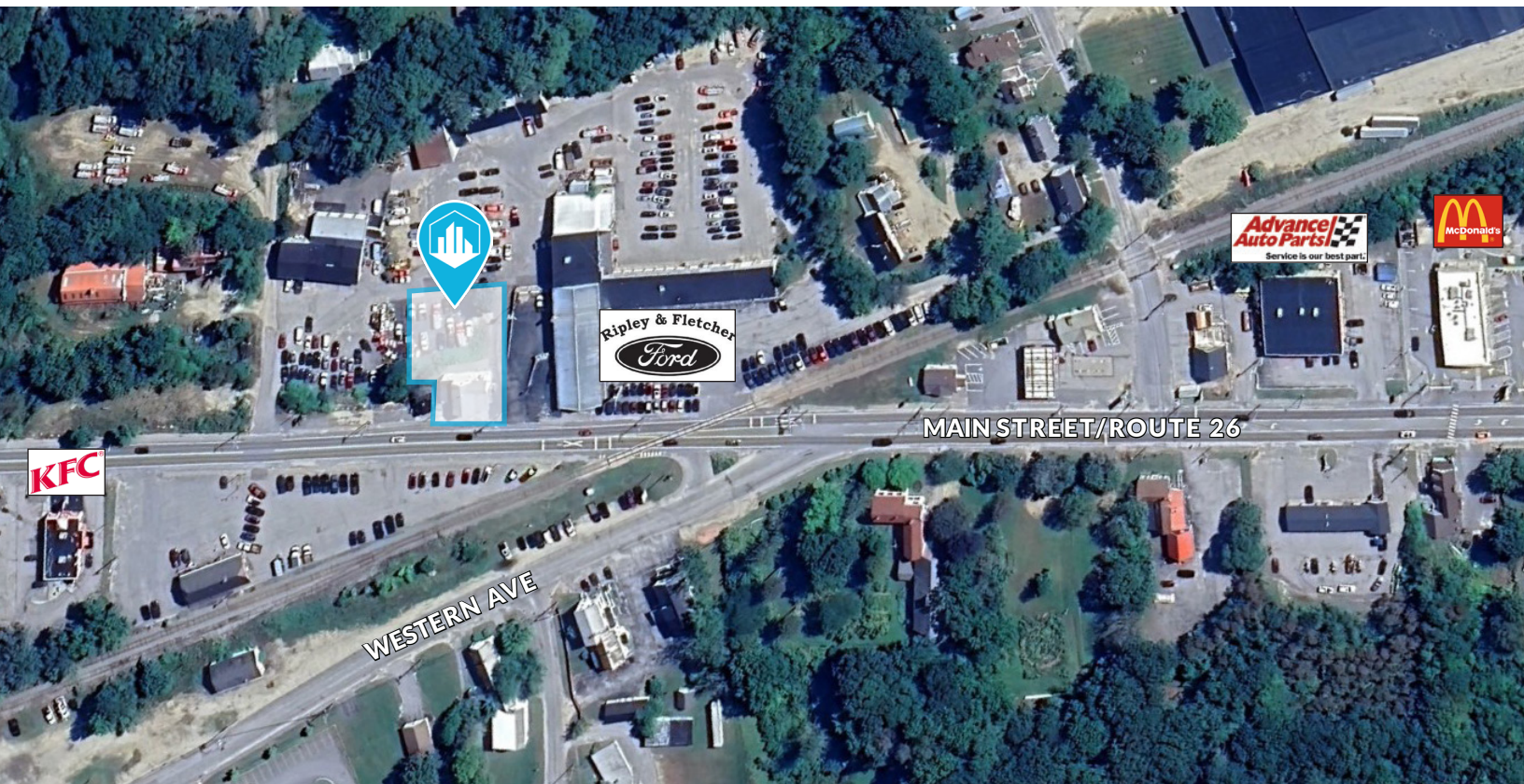
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PROPERTY DETAILS

| | | | |
|-----------------------------|---|-------------------|---------------------------|
| OWNER OF RECORD | C.N. Brown Co. | LAND AREA | 0.29± Acre |
| DEED REFERENCE | Book 5386, Page 285 | ZONING | Commercial |
| ASSESSOR'S REFERENCE | U-07-87 | R.E. TAXES | \$5,548.00 (FY 2023/2024) |
| BUILDING SIZE | Office: 1,425± SF Apartment: 2,600± SF Total: 4,025± SF | PARKING | On-site |
| YEAR BUILT | 1920; renovated 2011 | SALE PRICE | \$399,000 |



CONTACT US



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