

# FOR SALE HISTORIC/MIXED USE PROPERTY

156 High Street • Portland, ME



## HISTORIC CHURCH CAMPUS FOR SALE

- 31,632±SF ON .455± acre lot
- Ideal for a variety of uses including residential conversion, event venue or offices
- Layout consists of sanctuary, chapel, offices and community rooms
- Prominent street frontage and highly visible location with traffic counts of 12,540± cars/day (MDOT 6/2025).
- Private parking lot at 8 Deering Street



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**SALE PRICE: \$2,450,000**



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# PROPERTY SUMMARY

## 156 High Street • Portland, ME



### Site Info

<b>OWNER:</b>	Williston-Immanuel United Church
<b>DEED:</b>	Book 29974, Page 339
<b>ASSESSOR:</b>	Map 46, Block D, Lot 17 & 19 (156 High St) Map 46, Block D, Lot 20 & 37 (8 Deering St)
<b>LOT SIZE:</b>	0.455± AC (156 High St) 0.077± AC (8 Deering St)
<b>SIGNAGE:</b>	On building, at Pylon
<b>PARKING:</b>	12 deeded parking spaces on site
<b>ROAD FRONTAGE:</b>	105' on High Street
<b>TRAFFIC COUNT:</b>	12,540± cars/day (MDOT 2025)
<b>ZONING:</b>	B3 - Downtown Business
<b>PROPERTY TAXES:</b>	Currently exempt



### Building Info

<b>BUILDING SIZE:</b>	31,632± SF
<b>YEAR BUILT:</b>	1928
<b>CONSTRUCTION:</b>	Brick and stone
<b>ROOF:</b>	Shale shingles
<b>SIDING:</b>	Brick and stone
<b>FOUNDATION:</b>	Full
<b>FLOORING:</b>	Wood, carpet, concrete & vinyl
<b>CEILING HEIGHT:</b>	8'± to cathedral
<b>ELECTRICITY:</b>	See broker
<b>HVAC:</b>	Gas, oil & electric
<b>UTILITIES:</b>	Municipal water/sewer
<b>KITCHEN:</b>	Yes
<b>RESTROOM:</b>	Four (4)±
<b>SPRINKLER:</b>	Yes



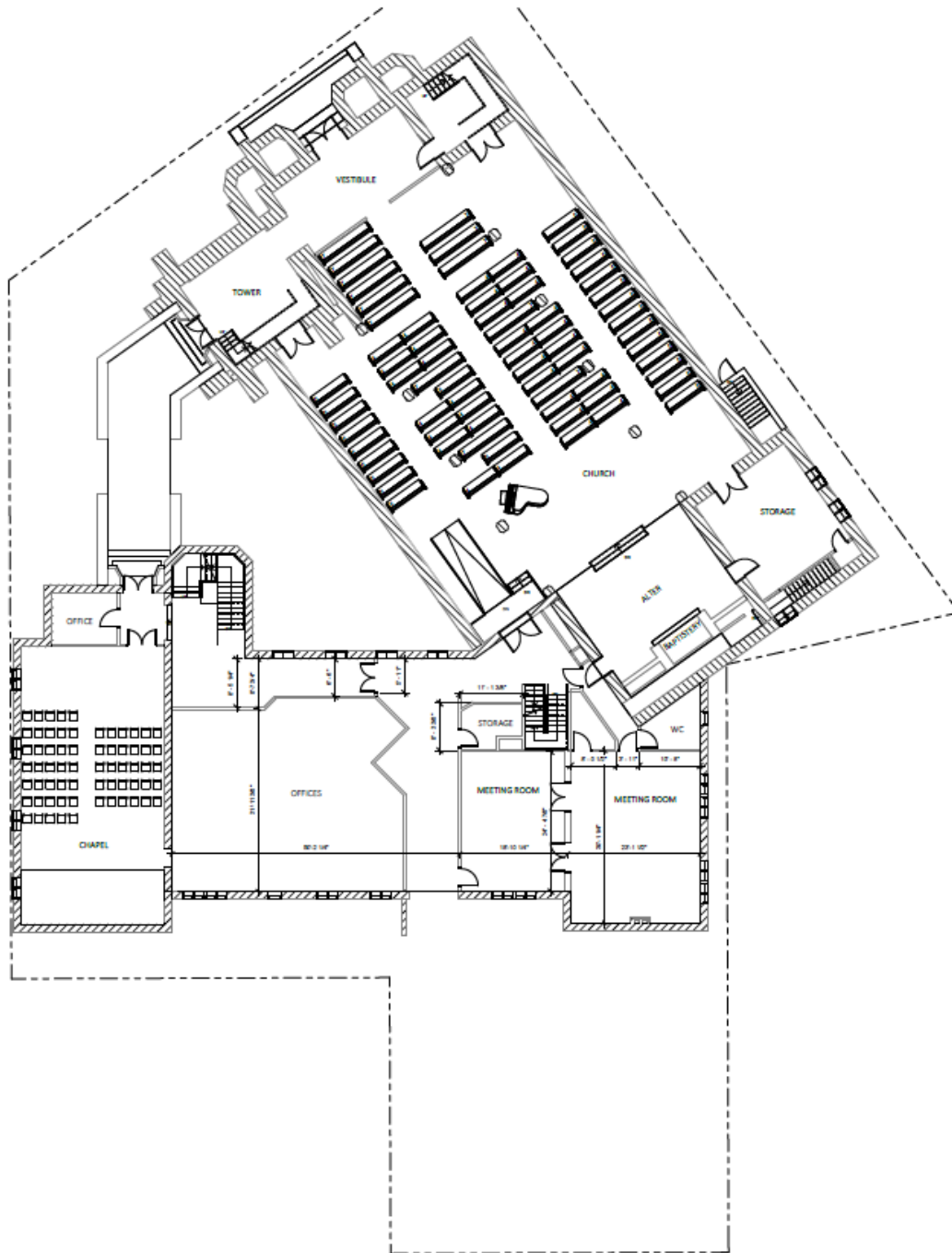
# PHOTOS

156 High Street • Portland, ME



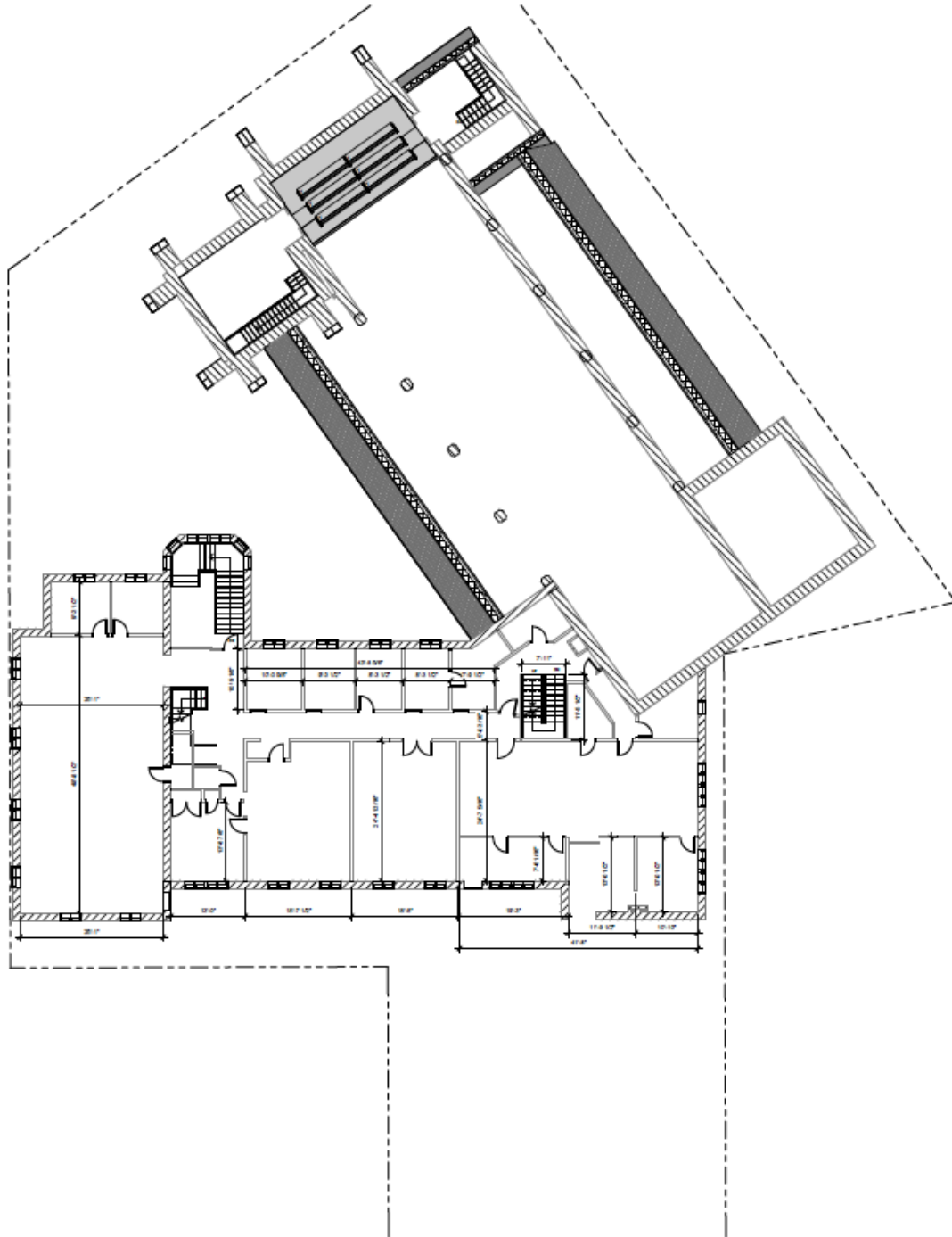
# FLOOR PLAN • MAIN LEVEL

156 High Street • Portland, ME



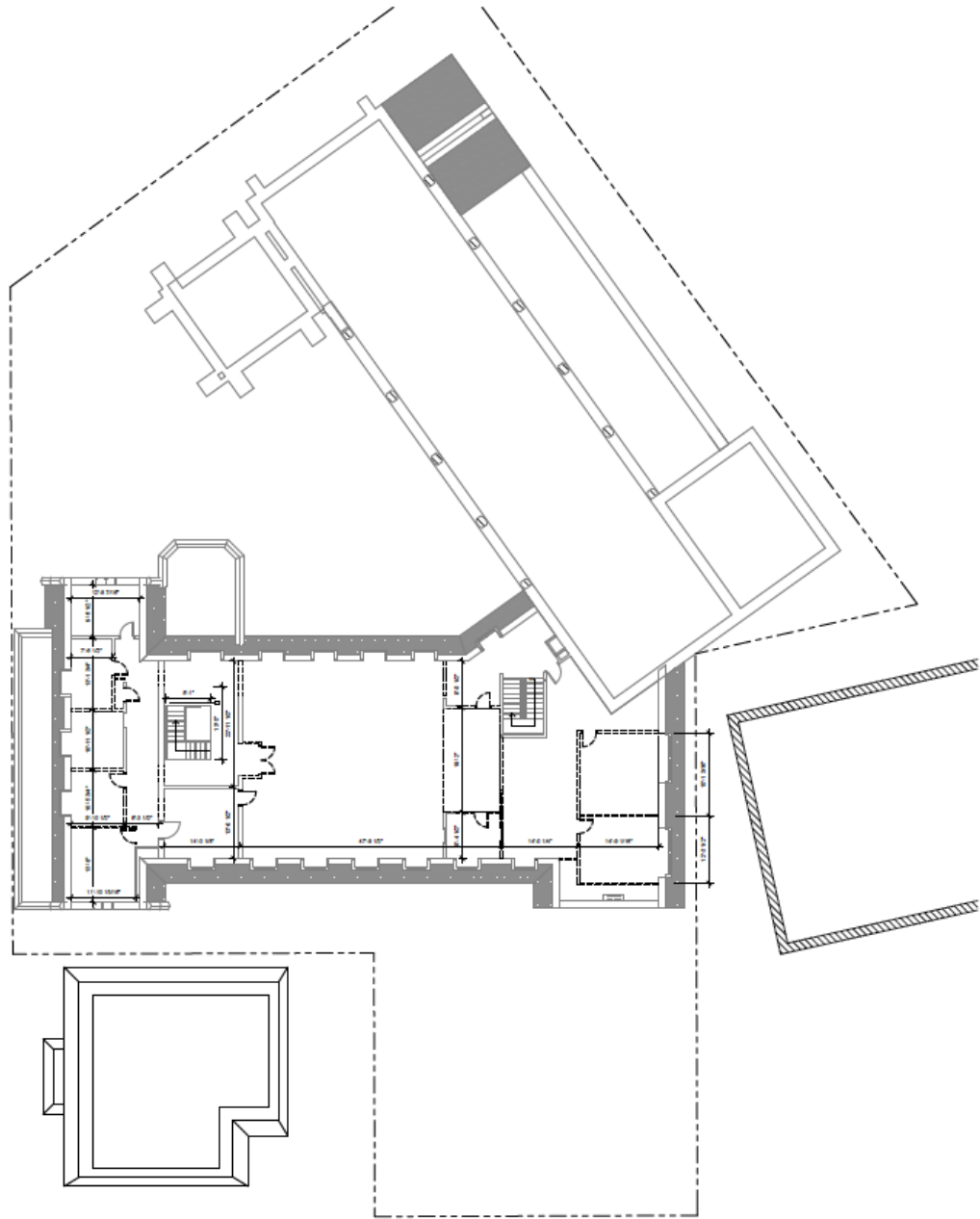
# FLOOR PLAN • SECOND LEVEL

156 High Street • Portland, ME



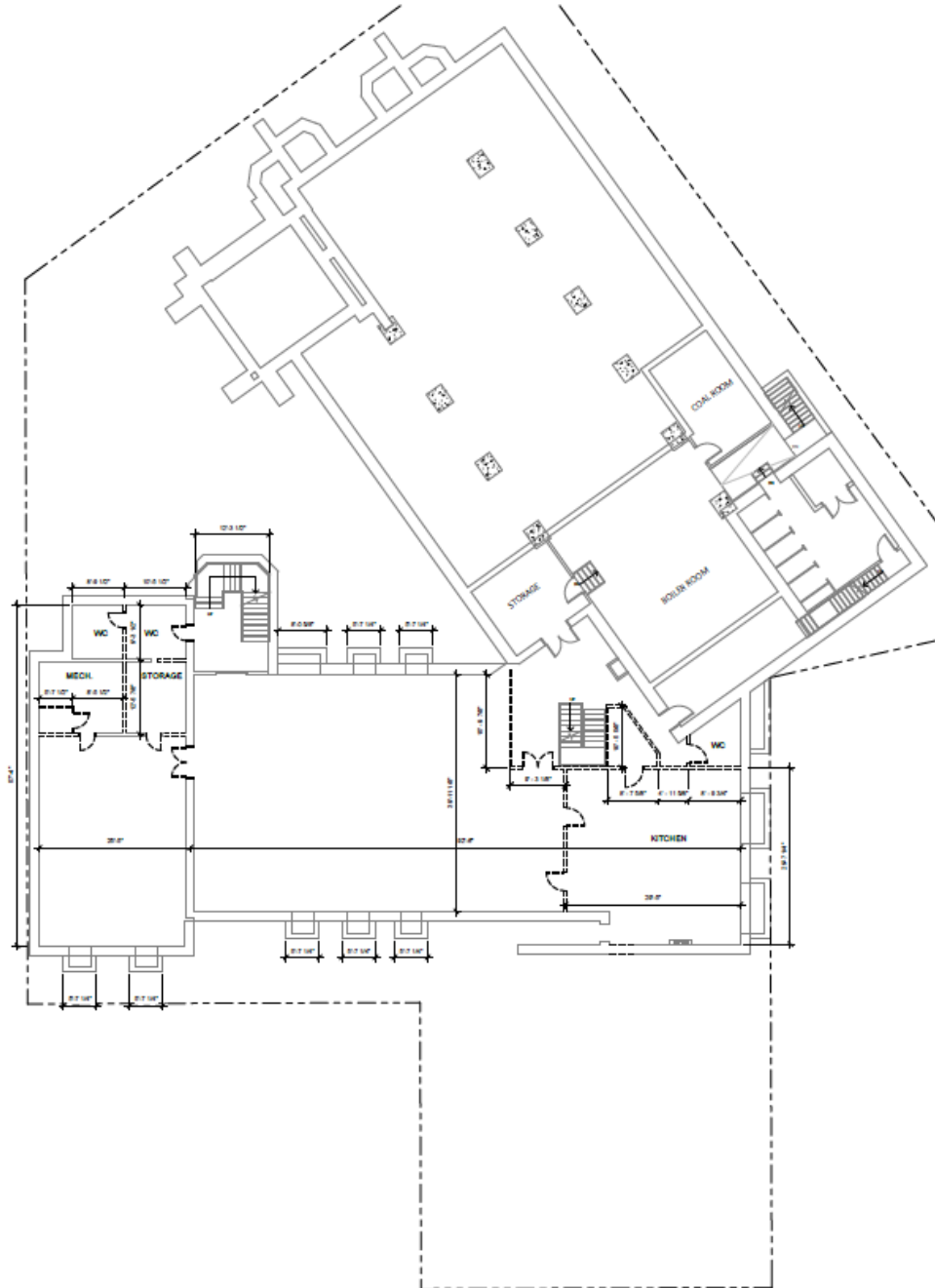
# FLOOR PLAN • THIRD LEVEL

156 High Street • Portland, ME



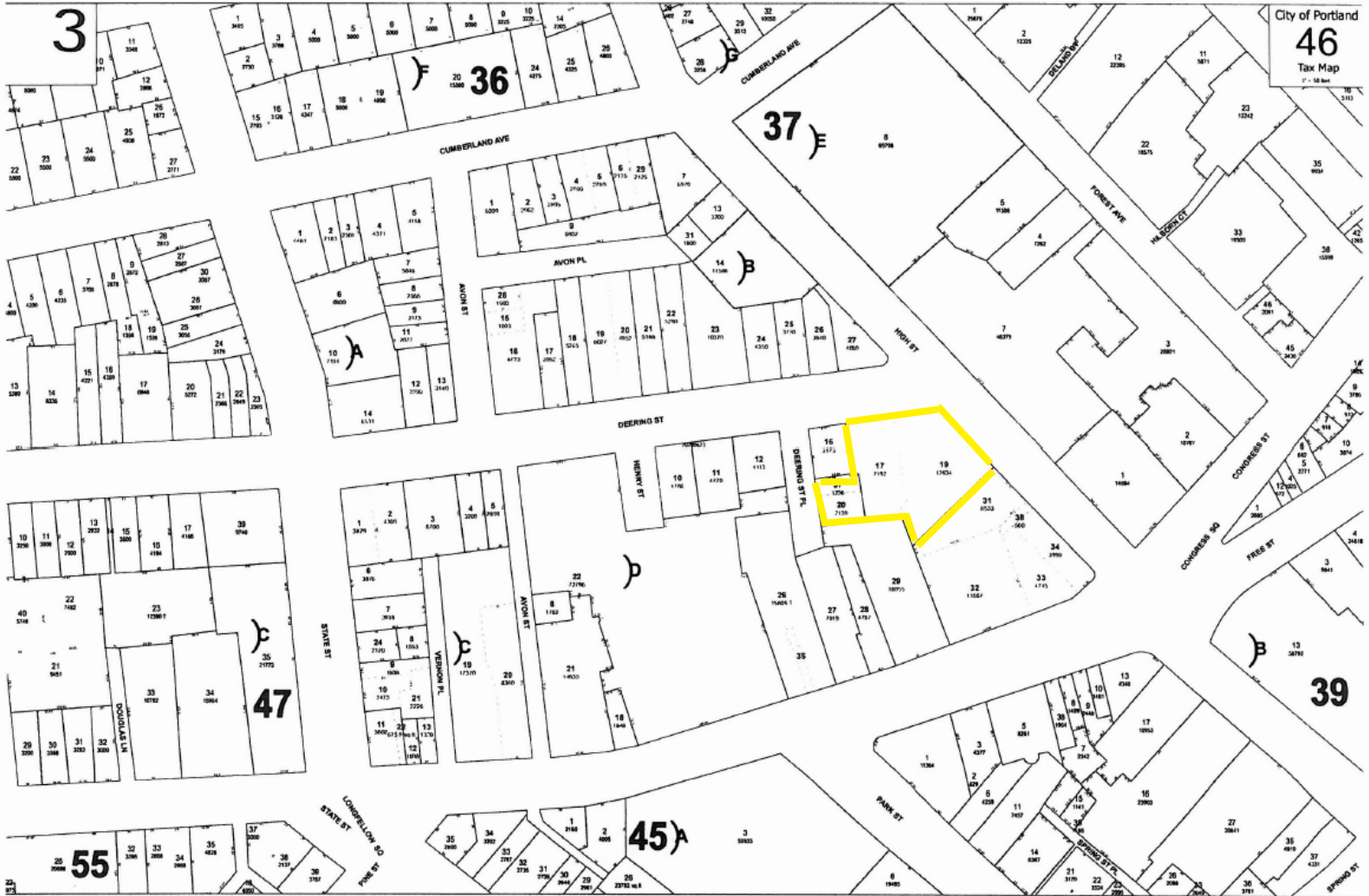
# FLOOR PLAN • BASEMENT

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# TAX MAP

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# DEMOGRAPHICS

156 High Street • Portland, ME



118,405

Population

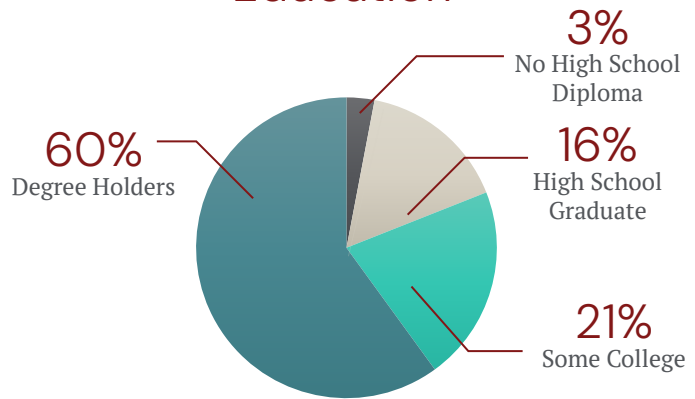
2.1

Average Household Size

40.9

Median Age

## Education



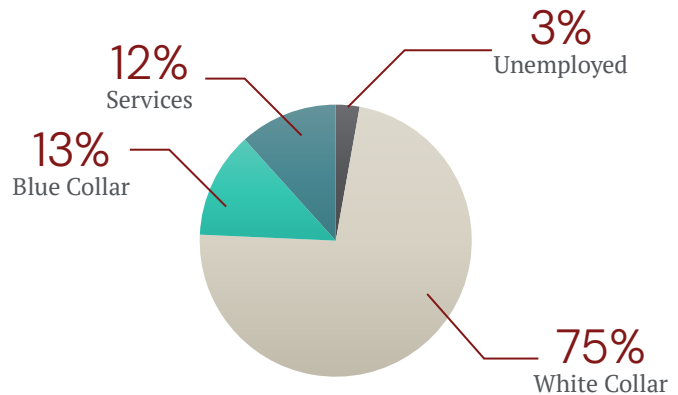
8,241

Total Businesses

119,846

Total Employees

## Employment



\$94,561

Median Household  
Income



# LOCATION MAP

156 High Street • Portland, ME



**NEARBY**

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**STAY**

**WESTIN**  
HOTELS & RESORTS

**Holiday Inn**  
By the Bay

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**DINE**

**EMPIRE**  
Chinese Kitchen

**TWO FAT CATS**  
BAKERY

**Y%F**

**LITTLE TAP**  
HOUSE

**GILL'S**  
Neighborhood Bar

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**SHOP**

**WEEKEND VINTAGE**

**CVS**  
pharmacy

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